

# 307 Elm St, Urbana

**This is a 5 unit building.**

## Apartment Specs

- 1 bedroom, 1 bath
- Rent includes parking, trash, sewer and recycling
- Unfurnished
- Gas stove, refrigerator
- Window air
- forced heat (brand new furnaces installed Jan '08)

**The fantastic part about this building is that each apartment is unique from the others, read below for more specific details.**

#1-- This apt has 12 foot ceilings, custom hardwood, large eat in kitchen,

- room dimensions coming soon

#2-- This apt has 12 foot ceilings, "decorative" fireplace (does not work), built in bookcase, hardwood, wainscoting in living room, paneled bedroom, 2 closets in bedroom, large bathroom, eat in kitchen with built in breakfast nook

- Kitchen 14'3" x 6'
- Living room 16'9" x 15'5"
- Bedroom 13'9" x 11'6"

#3-- This apt has its own front porch, hardwood, eat in kitchen, 12 foot ceilings

- Living room 11'8" x 14'2"
- Bedroom 12' x 8'
- Kitchen 13'9" x 7'6"

#4-- -This apt is on the 2nd floor with a secure entrance, carpet in living room, hardwood in the oversized bedroom, two large closets, large bathroom, extra attic storage, large eat in kitchen

- Kitchen 12'10" x 11'6"
- Living room 16'4" x 8'11"
- **Bedroom 15'10" x 13'8"**

#5-- This apt is also on the 2nd floor, the only other apt to use the secure entrance, beautiful bay windows in living room, window nook in bedroom, hardwood floors, large living room, hall closet

- Kitchen 8'5" x 7'2"
- Living room 15'10" x 13'5"
- Bedroom 14'5" x 13'5" (not square)

This building is walking distance to UIUC, near downtown Urbana, Urbana Public Library, Lincoln Square, and it is only a block from buslines. Wonderful charm and original character make this building a favorite of everyone who looks at it. Leases here are typically August to August.

**Driving directions:** From the stoplight at Lincoln & Springfield, east on Springfield, turn south on Cedar, Elm is the first street you come to, turn west, building is on the south side of the street just a couple buildings down.



Welcome with pet fee





#2



#4





#5



[Email us: leasing@nevesgroup.com](mailto:leasing@nevesgroup.com)