

330 S Madison St Westfield, IL 62474

****NOT FOR PUBLIC DISTRIBUTION: MEMBERS ONLY****

Residential **Active** **Delayed Marketing Y/N:** LP: \$100,000
 MLS#: 6256413 **DOM: 0** OP: \$100,000



Year Blt: 1930 **Tot Fin SF Area:** 2,849/\$35.10
PropSubType: Single Family **Tot Fin Abv Grd:** 2,849/\$35.10
Stories: 2.0
Style: Other **Main SF:** 1,676
Upper 1 SF: 1,173
Upper 2 SF:
Bedrooms: 5 **Lower SF:**
Baths Full/Half: 2/0 **Bsmt Total SF:** 1,676
Rooms: 8 **Bsmt Finished SF:** 0
Bsmt Unfin SF: 1,676
Bedrm on Main: Yes **SqFt Source:** Public Records
Master Bath: Yes
Lndry on Main: No
#Fireplaces: 0 **Lot SqFt:** 20,023
Lake/Name: No **Acres:** 0.46
Bsment: Yes **Apx Lot Dim:**
Bsmnt Type: Unfinished
Fnd Type/Mat: Full Basement/Brick/Masonry
GarageSp/Type: 0 Spaces

Tax Information & Legal

County: Clark **Tax ID:** [14-01-30-20-402-018](#)
Taxes/Yr: \$2,767/2024 **Tax Exmptn:** None
Legal: LOT 3 & PT LOT 2 BLK 35 132 X 160 X IRR ORIGINAL TOWN OF WESTFIELD 1H,1G FORMERLY LARRY & CASANDRA EDWARDS
Schools

District: Casey-Westfield Dist. 4C

Property Information and Features

Zoning: RES **Water:** Public **Factory Built:** No
Subdivision: No **Sewer:** Septic System **Foreclosure:** None
Coverts/HOA: No/No **Elec/Gas \$:** **CFD Avail:** No
Appliances: None
Heat/Cool/WH: Floor Furnace, Gas/Central/Gas **Driveway:** Gravel
Interior Feat: **Porch/Dk/Patio:** Front Porch, Open
Exterior: Brick **Roof:** Shingle

Remarks and Showing Instructions

Public: Bring your vision to this 5 bedroom, 2 bathroom property offering a great head start on updates and plenty of room to make it your own. Significant improvements have already been completed, including updated HVAC and a new roof. Electric and plumbing have been partially updated, giving you a solid foundation to continue the renovation. Inside, work is partially complete, providing an excellent base for customization and finishing touches. With generous square footage and a flexible layout, this home is ideal for buyers looking to create a personalized living space or an investment opportunity. Located in the quiet community of Westfield, IL, this property offers both potential and value. A great option for anyone ready to put in the final work and make it shine.

Show Instructions/Lockbox: Call agent for showing appointments.

Rooms

Room	Level	Dim	Features	Room	Level	Dim	Features
Living Rm	Main	18.5X15	Hardwood Floor	Dining Rm	Main	18.5X15	Hardwood Floor
Kitchen	Main	14X13.5	Hardwood Floor	Mstr Bed	Main	17X12.5	Hardwood Floor
Mstr Bath	Main	7X8	Lav. Shwr&Tub Combo	Bed	Main	12X13.5	Hardwood Floor
FB	Upper	8.5X7.5	Lav. & Shower	Bed	Upper	15.5X14	Hardwood Floor
Bed	Upper	14.5X14.5	Hardwood Floor	Bed	Upper	14X15	Hardwood Floor

Listing Information

List Office: [United Country Burke Auction and Realty \(19](#) **List Date:** 12/04/2025
Office Phone: 618-592-4200 **Owner Name:** Troy Parison **Expire Date:** 05/31/2026
List Agent: [Jedidiah Dunlap \(359501173\)](#)
Phone: (618) 554-4685 **2nd Owner:**

List Type: Excl Rt To Sell
Possession: At Close

Agt Owned: No

Information herein deemed reliable but not guaranteed; buyer should verify school districts and all information. Matrix.CIBRMLS.com
Copyright 2025 12/04/2025 3:31 PM