



2944 16th Avenue
Moline, IL 61265

2944 16th Avenue in Moline is an architectural gem with a flower garden and spacious yard edged by classic white fencing in front, genuine slate patio and wooded lot with deer and fox in back. It was designed by noted architect John Lundeen for his own family in 1949.

Step into the chic entrance foyer with black designer flooring and a beautiful vintage crystal chandelier – one of five period chandeliers that stay with the house. There are not one, but two coat closets in the foyer.

Be led into the expansive living room with a huge rear window wall topped with architectural crown and custom draperies. The view out of the window is beautiful in every season. The rare, fine dentil woodwork and two bookcases flanking gas fireplace with genuine marble surround are not easily found in newer homes. The high ceilinged living room is generously sized to easily hold more than one conversational area, media center, piano, and more.

The separate formal dining room features more fine dentil woodwork in two corner display cases built by master craftsmen of the era. Display collections, crystal, or china on the shelves and stash what you want hidden in the shelves beneath. There is also a bay window, a recessed alcove for a buffet, and another stunning vintage crystal chandelier.

The kitchen was intelligently designed to maximize storage, featuring multiple pull-out storage and work surfaces. Light streams through the windows above the double sink, and the Dutch door opens onto a small side patio.

Enjoy morning coffee and whichever meals you like in the large, light filled breakfast room with solid maple hardwood flooring, expansive built-in display shelving, and generous storage below a spacious counter. There is ample room for all of the cooking appliances, off-season dishware, pottery, glass, etc. you could want.

The replacement windows throughout the home minimize heating and cooling cost.

The main floor bedroom is spacious and features yet more light streaming through windows on two sides. Though there is ample room for chests of drawers, they're unneeded, as there are three mirrored doors that open to reveal multiple drawers, an internal light and mirror, and even more storage above the drawers. In addition, this bedroom also offers two deep, tall closets.

Upstairs are two more bedrooms, one with a double wide closet and one with a standard closet and a cool built-in desk with work surface, light, and many drawers, fantastic book shelves above, and a glass front case to the left.

Upstairs bathroom has new bathtub and shower surround and storage cupboards.

There are two attics upstairs, one with a cedar closet for storing winter clothes.

The upstairs hallway features a tall, deep linen closet, plus more cupboards and hanging storage.

The bonus room upstairs we are not counting as a bedroom as it doesn't have direct heat or cooling at the moment, but the gas lines are there for heating. It has a skylight and it's been used as a bedroom, an artist's studio, and a playroom.

The basement has a laundry area, craftsperson's workshop area, side room with two wide storage closets, a bar, an under the stairs closet, and a finished family/recreational room with walnut paneling and a wood burning fireplace on one end. The basement has two sump pumps and has been waterproofed with a lifetime guarantee.

The piece de resistance for many is the three season room, which offers the peacefulness of being outside with plenty of space for both a conversation area and a dining area. There are both screen panels and glass panels, which are simple to swap out when the seasons change. There's a porch door which leads out onto the slate and brick patio.

The house has an attached two car garage with a generous driveway.

Forest Hill Court is the cul-de-sac end of 16th Avenue off of 29th Street, one of the prettiest and safest blocks in Moline.

This is a For Sale By Owner. Please reach out with any questions or to book a showing. Call or text Todd at 309.798.7979 or Elizabeth at 281.857.0221. Alternately, email Elizabeth_Florence6@hotmail.com.

We are offering to pay 2.4% of buyer's agent commission for the right offer.

No VA or FHA loans.

Listed by Herve Barbera, Bar Invest Realty LLC

General Information

Price:	\$185,000
Status:	Recently Sold
Property Type:	1.5 Story
Total Sqft:	2,685 SqFt
Bedrooms:	3
Bathrooms:	2
Garage:	2-Car, Attached
Year Built:	1949
Taxes:	\$4,473
Lot Size:	11,250 sq. ft.

Home Size

Main Finished:	1,601 SqFt
Upper Finished:	564 SqFt
Basement Finished:	520 SqFt
Total Finished:	2,685 SqFt

Schools

Elementary:	Roosevelt
Middle:	Wilson
High:	Moline

Measurements

Living Room:	20 x 26
Formal Dining Room:	11 x 16
Kitchen:	10 x 13
Breakfast Room:	8 x 14
Front Foyer:	5 x 11
Main Floor Bedroom:	15 x 18
Main Floor Bathroom:	6 x 12
Upstairs Bedroom 1:	12 x 12
Upstairs Bedroom 2:	10 x 12
Upstairs Bathroom:	8 x 10
Upstairs Bonus Room:	11 x 20
Finished Basement Room:	20 x 26

Three Season Porch:

14 x 19