

2025



2026

TOUR OR SIGN TODAY!

Contact one of our leasing agents or visit our leasing office to schedule an apartment tour or lease signing appointment!

(217) 359-6108 | jsm@jsmliving.com

| Studio | Base Rate | Utility & Service Fee |  |
|------------------|-----------|-----------------------|---|
| 1103 Euclid | LEASED | - | \$1,040 |
| 105 E. Chalmers | \$855 | \$107 | \$910 |
| 105 E. Green | \$970-990 | \$97 | \$910 |
| 110 S. Gregory | \$730 | \$110 | \$630 |
| 307 E. Armory | \$705-720 | \$142 | \$800 |
| 308 E. Armory | LEASED | - | \$1,110 |
| 401 E. Chalmers | \$765-785 | \$113 | \$800* |
| 405 E. White | \$850 | \$57 | \$770 |
| 408 E. Stoughton | \$880-925 | \$93 | \$800 |
| 502 E. White | \$770-905 | \$90 | \$800 |
| 505 E. Clark | \$900-910 | \$91 | \$800 |
| 507 E. Green | \$1,400 | ** | \$1,470* |
| 602 E. Clark | \$815-970 | \$107 | \$770 |
| 902 S. Lincoln | LEASED | - | \$800-1,380 |

1 Bedroom

| | Base Rate | Utility & Service Fee |  |
|------------------|---------------|-----------------------|---|
| 102 E. Gregory | LEASED | - | \$1,040 |
| 105 E. Chalmers | \$855-965 | \$107 | \$910 |
| 110 S. Gregory | \$870 | \$110 | \$630 |
| 201 S. Wright | \$1,185-1,300 | \$65 | \$1,100 |
| 203 E. Stoughton | \$955-975 | \$80 | \$910 |
| 308 E. Armory | LEASED | - | \$1,110 |
| 401 E. Chalmers | LEASED | - | \$800* |
| 405 E. White | \$1,250 | \$57 | \$770 |
| 406 E. Clark | \$900 | \$116 | \$525 |
| 408 E. Stoughton | \$1,000-1,165 | \$93 | \$800 |
| 408 E. White | LEASED | - | \$770 |
| 507 E. Green | \$1,525-1,700 | ** | \$1,470* |
| 601 E. White | \$1,050-1,070 | \$83 | \$800 |
| 601 S. 6th | \$1,425 | \$106 | \$1,470 |
| 603 E. White | \$1,050-1,070 | \$83 | \$800 |
| 605 E. White | \$1,050-1,070 | \$83 | \$800 |
| 607 E. White | \$1,050-1,070 | \$83 | \$800 |
| 700 S. Gregory | \$1,030-1,295 | \$172-177 | \$1,380 |
| 701 S. Gregory | \$1,025-1,250 | \$172-177 | \$1,380 |
| 707 S. 6th | \$1,200-1,320 | \$89 | \$1,380* |
| 902 S. Lincoln | LEASED | - | \$800-1,380 |

LET'S CHAT



2 Bedroom


| | Base Rate | Utility & Service Fee |  |
|-----------------|---------------|-----------------------|---|
| 1103 Euclid | LEASED | - | \$1,040 |
| 102 E. Gregory | \$1,650 | \$70 | \$1,040 |
| 105 E. Chalmers | \$1,400 | \$169 | \$910 |
| 302 S. 4th | \$1,450-1,470 | \$111 | \$800 |
| 303 S. Wright | \$1,490-1,510 | \$74 | \$800 |

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2 Bedroom Continued

| | Base Rate | Utility & Service Fee |  |
|------------------|---------------|-----------------------|---|
| 308 E. Armory | \$1,800 | \$72 | \$1,110 |
| 403 E. White | \$1,450-1,470 | \$107 | \$770 |
| 405 E. White | \$1,100 | \$68 | \$770 |
| 408 E. Stoughton | LEASED | - | \$800 |
| 408 E. White | LEASED | - | \$770 |
| 502 E. John | LEASED | - | \$1,380* |
| 601 S. 6th | LEASED | - | \$1,470 |
| 604 E. Clark | \$1,350 | \$68 | \$770 |
| 700 S. Gregory | \$1,550 | \$226 | \$1,380 |
| 701 S. Gregory | \$1,480 | \$226 | \$1,380 |
| 707 S. 6th | \$1,420-1,735 | \$133 | \$1,380* |
| 902 S. Lincoln | \$1,600 | \$103 | \$800-1,380 |


3 Bedroom

| | Base Rate | Utility & Service Fee |  |
|-----------------|-----------|-----------------------|---|
| 1103 Euclid | LEASED | - | \$1,040 |
| 107 E. Chalmers | LEASED | - | \$910 |
| 201 E. Healey | LEASED | - | \$910 |
| 306 E. Armory | LEASED | - | \$1,040 |
| 408 E. White | LEASED | - | \$770 |
| 501 E. Healey | LEASED | - | \$1,040-1,380 |
| 505 E. Healey | LEASED | - | \$1,040-1,380* |
| 510 E. Green | LEASED | - | \$1,145 |
| 601 S. 6th | LEASED | - | \$1,470 |
| 902 S. Lincoln | LEASED | - | \$800-1,380 |

4 Bedroom

| | Base Rate | Utility & Service Fee |  |
|----------------|---------------|-----------------------|---|
| 1103 Euclid | LEASED | - | \$1,040 |
| 102 E. Gregory | LEASED | - | \$1,040 |
| 201 E. Healey | LEASED | - | \$910 |
| 301 S. Water | \$2,510-3,000 | \$101 | - |
| 306 E. Armory | LEASED | - | \$1,040 |
| 308 E. Armory | LEASED | - | \$1,110 |
| 502 E. John | LEASED | - | \$1,380* |
| 508 E. Healey | LEASED | - | \$1,145 |
| 508 E. John | LEASED | - | \$1,380 |
| 608 E. Green | LEASED | - | \$1,380* |
| 608 S. 6th | LEASED | - | \$1,380* |
| 616 E. Green | LEASED | - | \$1,380 |

5 Bedroom

| | Base Rate | Utility & Service Fee |  |
|----------------|-----------|-----------------------|---|
| 1103 Euclid | LEASED | - | \$1,040 |
| 102 E. Gregory | LEASED | - | \$1,040 |
| 306 E. Armory | LEASED | - | \$1,040 |
| 501 E. Healey | LEASED | - | \$1,040-1,380 |
| 505 E. Healey | LEASED | - | \$1,040-1,380* |

6 Bedroom

| | Base Rate | Utility & Service Fee |  |
|----------------|-----------|-----------------------|---|
| 102 E. Gregory | LEASED | - | \$990 |

Please refer to the property flyers, website, or one of our leasing agents for more information about what the Utility & Service Fee covers. Utility fees with an ** are billed to resident based on usage. Rates subject to change.

Parking rate is a one-time payment due at signing that covers the entire lease term. Limited parking available in each lot. First come first serve. Parking prices with an * have nearby parking available; ask for price and location options.