

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](mailto:jsm@jsmliving.com)

| Studio           | Base Rate | Utility & Service Fee |  |
|------------------|-----------|-----------------------|---|
| 1103 Euclid      | LEASED    | -                     | \$1,040   |
| 105 E. Chalmers  | LEASED    | -                     | \$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                 | *   |
| 405 E. White     | LEASED    | -                     | \$770   |
| 408 E. Stoughton | LEASED    | -                     | \$800   |
| 502 E. White     | LEASED    | \$90                  | \$800   |
| 505 E. Clark     | LEASED    | \$91                  | \$800   |
| 507 E. Green     | LEASED    | -                     | *   |
| 602 E. Clark     | \$815-835 | \$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  | LEASED        | -                     | \$910   |
| 110 S. Gregory   | LEASED        | -                     | \$630   |
| 201 S. Wright    | \$1,185       | \$65                  | \$1,100   |
| 203 E. Stoughton | \$955-975     | \$80                  | \$910   |
| 308 E. Armory    | LEASED        | -                     | \$1,110   |
| 401 E. Chalmers  | LEASED        | -                     | *   |
| 405 E. White     | LEASED        | \$57                  | \$770   |
| 406 E. Clark     | \$900         | \$116                 | \$525   |
| 408 E. Stoughton | LEASED        | -                     | \$800   |
| 408 E. White     | LEASED        | -                     | \$770   |
| 507 E. Green     | \$1,525-1,625 | **                    | *   |
| 601 E. White     | LEASED        | \$83                  | \$800   |
| 601 S. 6th       | \$1,425       | \$106                 | \$1,470   |
| 603 E. White     | LEASED        | \$83                  | \$800   |
| 605 E. White     | LEASED        | \$83                  | \$800   |
| 607 E. White     | LEASED        | \$83                  | \$800   |
| 700 S. Gregory   | \$1,030-1,295 | \$172-177             | \$1,380   |
| 701 S. Gregory   | \$1,025       | \$172-177             | \$1,380   |
| 707 S. 6th       | \$1,255       | \$89                  | *   |
| 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  | LEASED    | -                     | \$1,040   |
| 105 E. Chalmers | LEASED    | -                     | \$910   |
| 302 S. 4th      | LEASED    | -                     | \$800   |
| 303 S. Wright   | LEASED    | -                     | \$800   |

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## 2 Bedroom Continued

|                  | Base Rate | Utility & Service Fee |             |
|------------------|-----------|-----------------------|-------------|
| 308 E. Armory    | LEASED    | -                     | \$1,110     |
| 403 E. White     | LEASED    | -                     | \$770       |
| 405 E. White     | LEASED    | -                     | \$770       |
| 408 E. Stoughton | LEASED    | -                     | \$800       |
| 408 E. White     | LEASED    | -                     | \$770       |
| 502 E. John      | LEASED    | -                     | *           |
| 601 S. 6th       | LEASED    | -                     | \$1,470     |
| 604 E. Clark     | LEASED    | -                     | \$770       |
| 700 S. Gregory   | LEASED    | -                     | \$1,380     |
| 701 S. Gregory   | LEASED    | -                     | \$1,380     |
| 707 S. 6th       | LEASED    | -                     | *           |
| 902 S. Lincoln   | LEASED    | -                     | \$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    | -                     | *             |
| 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   | \$3,000   | \$101                 | -       |
| 306 E. Armory  | LEASED    | -                     | \$1,040 |
| 308 E. Armory  | LEASED    | -                     | \$1,110 |
| 502 E. John    | LEASED    | -                     | *       |
| 508 E. Healey  | LEASED    | -                     | \$1,145 |
| 508 E. John    | LEASED    | -                     | \$1,380 |
| 608 E. Green   | LEASED    | -                     | *       |
| 608 S. 6th     | LEASED    | -                     | *       |
| 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    | -                     | *             |

## 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.