



TYPE/STYLE Site-Built Home / One and Half Story
ROOMS 10
BEDROOMS 5
FULL BATHS 3
HALF BATHS 0
APX YEAR BUILT 1976
APX ABOVE GRADE FIN SQFT 3,620
APX BELOW GRADE FIN SQFT 0
APX BELOW GRADE UNFIN SQFT 0
APX TOTAL FINISHED SQFT 3,620
SELLING PRICE
CLOSING DATE
BBC 2%

AREA Huntington County
SUBDIVISION None
TOWNSHIP Huntington
ELEMENTARY Lincoln
MIDDLE Crestview
HIGH Huntington North
PARCEL # 35-05-25-100-051.400-004
ASSESSED VALUE
ANNUAL TAXES \$2,400.00

LEGAL DESCRIPTION

Property Features

ASSOCIATION DUES \$		APX LOT DIMENSIONS irreg	Garage/# of Cars 1.0
ASSOCIATION DUES FREQ. Not Applicable		# ACRES 7.0250	Garage Dim. 24 x 32
OCCUPANCY Occupied		FLOOD PLAIN No	Garage Type Detached
EXTERIOR Vinyl		WATER FRONTAGE	# Full Baths Upper 1
ROOF		WATERFRONT No	# Half Baths Upper 0
FLOORING		LAKE TYPE	# Full Baths Main 2
BASEMENT No		SEWER Septic	# Half Baths Main 0
			# Full Baths BG 0
			# Half Baths BG 0

Room Grid

	LEVEL	DIMENSIONS		LEVEL	DIMENSIONS
Living/Great Rm	Main	13 x 22	1st Bdrm	Main	13 x 22
Dining Rm		x	2nd Bdrm	Main	11 x 13
Kitchen	Main	12 x 25	3rd Bdrm	Main	12 x 13
Family Rm	Upper	20 x 24	4th Bdrm	Upper	9 x 24
landing	Upper	9 x 13	5th Bdrm	Upper	12 x 13
		x	Den	Upper	x
		x	Loft		x
bedroom	Upper	12 x 13	Laundry	Main	x

HEATING/FUEL Propane, Baseboard, Heat Pump, Propane Tank Rented

COOLING Central Air

LOT DESCRIPTION Irregular, 6-9.999

PROPOSED FINANCING Cash, Conventional

Remarks and Directions

Remarks ***Seller is moving out of state and will be offering at "LIVE ON-SITE" Auction the above Real Estate on Sat. Nov. 18 @ 11:30. There will be 2 open house dates to view the property on Wed. Nov. 1 (5-6) and Sun. Nov. 5 (1-2). *** Come and enjoy the views that this property offers. Nature at its finest with a pond, place for horses or other pets, and close to reservoir which offers boating, fishing, and hunting. This property offers over 3600 sq ft. of living area 6 bedrooms, 3 full baths, a den, large kitchen with dining area, great room, and family room all with open concept. The main bedroom with bath is on the main level along with large utility room. Also, there is a 24 x 32 detached garage with grooming area for pets, plus a 10x30 3 room mobile home. <<< This is a Cash Sale. The sale of this property may be financed; however, the sale of this property IS NOT CONTINGENT to financing approval.>>>

Directions to Property 2 miles west of Huntington on US 224 to Meridian Rd, thence south 1/8 mile