


Property Type RESIDENTIAL Status Active Auction Yes

MLS # 202429026	721 E Washington Street	Huntington	IN 46750	Status Active	LP \$0
	Area Huntington County	Parcel ID 35-05-14-200-283.400-005	Type Site-Built Home	Bedrms 2	F Baths 1 H Baths 0
	Sub Fousts	Cross Street			
	Location	Style One and Half Story			
	School District HCS Elem Lincoln	JrH Crestview	SrH Huntington North		
	Legal Description 014-02834-00 FOUSTS ADD 24 FT LOT 58 FOUSTS ADD 12 FT LOT 71				
	Directions S Jefferson St continue straight to stay on Court St. Turn right onto Washington St. Property located on your right.				
	Inside City Limits	City Zoning	County Zoning	Zoning Description	

Remarks The Estate will be offering at LIVE public auction the real estate on Saturday, August 31 @ 9:30am. There will be Two Open house dates to view the property, Sun. Aug. 18 (1-2 pm) and Sun. Aug. 25 (1-2 pm). <<< 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.>>> Lots of Potential with this 2-3 bedroom Home with 1 bath and 1 car detached garage on city lot. The contents of the personal property in the home will also be selling Online, please visit our website.

Se	Lo	Lot Ac/SF/Dim	0.1100 / 4,792	36x132	Sr	No	Lot Des	Level						
	Township	Huntington	Abv Gd Fin SqFt	1,564	Below Gd Fin SqFt	0	Ttl Below Gd SqFt	667	Ttl Fin SqFt	1,564	Year Built	1928		
	Age	96	New	No	Date Complete	Ext	Asphalt	Fndtn	Crawl, Partial Basement	# Rooms	5			
	Room Dimensions	Inside City Limits	City Zoning	County	Zoning Description									
	DIM	L												
LR	15 x 13	M	Baths	Full	Half	Water	CITY	Dryer Hookup	Gas	No	Fireplace	No		
D	13 x 14	M	B-Main	1	0	Well		Dryer Hookup	Elec	No	Guest Qtrs	No		
FR	x		B-Upper	0	0	Sewer	City	Dryer Hook Up		No	Split FirPln	No		
KT	10 x 11	M	B-Blw G	0	0	Fuel /	Gas	Disposal		No	Ceiling Fan	No		
B	x		Laundry Rm	Main		Heating		Water Soft-Owned		No	Skylight	No		
D	9 x 11	M	Laundry L/W	10x 10		Cooling	Window	Water Soft-Rented		No	ADA Features	No		
M	11 x 14	U						Alarm Sys-Sec		No	Fence			
2B	11 x 14	U						Alarm Sys-Rent		No	Golf Course	No		
3B	x							Jet/Grdn Tub	No	No	Nr Wlkg Trails	No		
4B	x		Garage	1.0	/ Detached	/	18 x 21	/	378.00	No	Pool	No	Garage Y/N	Yes
5B	x		Outbuilding	None		x				No	Pool Type		Opnr:	No
R	x		Outbuilding			x				No	Off Street Pk			
LF	x		Assn Dues			Not Applicable								
EX	x		Other Fees											
	WtrType	Restrictions												
	Water Features	Water												
		Wtr Frtg												
			Wtr Name											
			Channel Frtg											
			Lake Type											

Virtual Tours:

Auction	Yes	Auction Reserve Price \$	Auction Date	8/31/2024	Auction Time	9:30
Auctioneer Name	Andy Eckert	Auctioneer License #	AU10700015			
Financing:	Proposed	Cash	Exemptions		Year Taxes Payable	2024
Annual Taxes	\$1,485.00	Is Owner/Seller a Real Estate Licensee	No	Possession	DOC	
List Office	Ness Bros. Realtors & Auctioneers - Off: 260-356-3911					

Pending Date	Closing Date	Selling Price	How Sold	CDOM	0
Ttl Concessions Paid	Sold/Concession Remarks				
Seller Concessions Offer Y/N	Seller Concession Amount \$				

Presented by: Cathy Woodman - Off: 260-356-3911 / Ness Bros. Realtors & Auctioneers - Off: 260-356-3911

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