Residential Agent Full Detail Report

Schedule a Showing

Class RESIDENTIAL
Property Type Site-Built Home **Status** Active **CDOM** 0 **DOM** 0 **Auction** Yes

MLS # 202647613 **9398 S 1200 W** **Akron** **IN** 46910 **LP** $0



Area Kosciusko County **Parcel ID** 43-13-35-400-153.000-005 **Type** Site-Built Home **Waterfront** No
Sub None **Cross Street** **Bedrms** 3 **F Baths** 1 **H Baths** 1
Township Franklin **Style** One and Half Story **REO** No **Short Sale** No
School District Tippecanoe Valley **Elem** Akron
Intermediate **JrH** Tippe Valley **SrH** Tippe Valley
Legal Description 015-106-003.A PT MDL PT W 1/2 SW NW 35-31-4 1.41A PER DEED
Directions to Property State Road 19 South to 950 S, head West (turn right) to 1200 W and go North (turn right), property is on East side of the road

Inside City Limits **City Zoning** **County Zoning** **Zoning Description**

Remarks Enjoy the appeal of country living with this 1½-story home situated on 1.41± acres Selling via Live and Online Auction on Saturday, December 12th at 10 am est.! Offering 3 bedrooms and 1½ bathrooms, the home features an eat-in kitchen, two walk-in closets, an open porch, and an open deck perfect for enjoying the outdoors. An unfinished partial basement provides additional storage or future possibilities, while the detached 2-car garage offers convenient space for vehicles, hobbies, or equipment. With room to spread out and outdoor space to enjoy, this property offers a wonderful opportunity to embrace a country lifestyle! Open House: Thursday, December 3rd from 7-7:30 pm est.

Agent Remarks Live and Online Auction: Saturday, December 12th at 10 am est. Open House: Thursday, December 3rd from 7-7:30 pm est. Full terms available in DOCS. RE BROKERS: must register clients 24 hours in advance of auction & be present with them at all showings they attend. Client Registration form available on bidding site.

Sec **Lot** **Lot Ac/SF/Dim** 1.4100 / 61,420 / 231x250 **Lot Desc** 0-2.9999
Above Gd Fin SqFt 1,993 **Above Gd Unfin SqFt** 0 **Below Gd Fin SqFt** 0 **Ttl Below Gd SqFt** 832 **Ttl Fin SqFt** 1,993 **Year Built** 1928
Age 98 **New Const** No **Date Complete** **Ext** Vinyl **Bsmt** Partial Basement, Unfinished **# Rooms** 6
Basement Material

Room Dimensions	RM	DIM		LVL
LR	16	x 10		M
DR		x		
FR	13	x 10		M
KT	16	x 12		M
BK		x		
DN		x		
1B	10	x 12		M
2B	11	x 18		U
3B	10	x 17		U
4B		x		
5B		x		
RR		x		
LF		x		
EX	9	x 5		M

Baths	Full	Half
B-Main	0	1
B-Upper	1	0
B-Blw G	0	0

Water Well
Well Type Private
Sewer Septic
Fuel / Electric, Oil
Laundry Rm Main
Heating
Laundry L/W 19x 13
Cooling None

AMENITIES Antenna, Cable Available, Ceiling Fan(s), Closet(s) Walk-in, Deck Open, Detector-Carbon Monoxide, Detector-Smoke, Eat-In Kitchen, Garage Door Opener, Porch Open, Tub/Shower

Garage / / x /
Outbuilding 1 Pole/Post 30 x 40
Outbuilding 2 Shed 16 x 12 192
Assn Dues **Frequency** Not Applicable
Other Fees
Restrictions

Dryer Hookup Gas	No	**Fireplace**	No
Dryer Hookup Elec	No	**Guest Qtrs**	No
Dryer Hookup G/E	No	**Split Flrpln**	No
Disposal	No	**Ceiling Fan**	Yes
Water Soft-Owned	Yes	**Skylight**	No
Water Soft-Rented	No	**ADA Features**	No
Alarm Sys-Sec	No	**Fence**	
Alarm Sys-Rent	No	**Golf Course**	No
Garden Tub	No	**Nr Wlkg Trails**	No
Jet Tub	No	**Garage Y/N**	No
Pool	No	**Off Street Pk**	Yes
Pool Type			

SALE INCLUDES Refrigerator, Freezer, Kitchen Exhaust Hood, Range-Electric, Sump Pump, Water Filtration System, Water Heater Electric, Water Softener -Owned

Water Access **Wtr Name** **Water Frontage** **Channel Frontage**
Water **Water Type** **Lake Type**
Auctioneer Name Chad Metzger **Lic #** AC31300015 **Auction Date** 11/20/2026 **Time** 10 am **Location** Live: 9398 S 1200 W, Akron, IN
Financing: Existing **Proposed** **Excluded Party** None
Annual Taxes $776.16 **Exemptions** Homestead, Supplemental **Year Taxes Payable** 2026 **Assessed Value**
Possession At closing

List Office Metzger Property Services, LLC - Off: 260-982-0238 **List Agent** Chad Metzger - Cell: 260-982-9050
Agent E-mail chad@metzgerauction.com **List Agent - User Code** UP388053395 **List Team**
Listing Facilitator
Co-List Office Metzger Property Services, LLC **Co-List Agent** Tiffany Reimer - Cell: 260-571-7910

Showing Instr Showingtime or Open House
List Date 11/20/2026 **Start Showing Date** **Exp Date** 2/28/2027 **Owner/Seller a Real Estate Licensee** No **Agent/Owner Related** No
Seller Concessions Offer Y/N No **Seller Concession Amount $** **Special List Cond.** None
Contract Type Exclusive Right to Sell **Seller's Disclosure Form** Yes **Form Exception**
Virtual **Lockbox Type** None **Lockbox Location** None **Type of Sale**
Offer Accepted Date **Closing Date** **Selling Price** **How Sold**
Ttl Concessions Paid **Sold/Concession Remarks** **Conc Paid By**
Sell Office **Sell Agent**
Co-Sell Office **Co-Sell Agent** **Sell Team**
Presented Jen Rice - Cell: 260-982-0238 / Metzger Property Services, LLC - Off: 260-982-0238

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