



Residential Agent Full Detail Report

[Schedule a Showing](#)

Class RESIDENTIAL

Property Site-Built Home Status Back on Market CDOM 30 DOM 30 Auction Yes

MLS 202623567 832 N Thresher Run Churubusco IN 46723 LP \$0



Area Whitley County Parcel ID 92-04-11-203-028.000-01 Type Site-Built Home Waterfront No
 Sub Thresher Ridge Cross Street Bedrms 3 F Baths 2 H 0
 Township Smith Style One Story REO No Short Sale No
 School District Smith-Green Community Elem Churubusco
 Intermediate JrH Churubusco Jr/Sr SrH Churubusco Jr/Sr
 Legal Description LOT 28 THRESHER RIDGE
 Directions to Property E US 33 to N Thresher Run, cross Wheatfield Ct, property is third on Left side of road

Inside City City Zoning County Zoning

Remarks This is now an Estate ABSOLUTE Online Auction, selling regardless of price Wednesday, September 9, 2026 at 6:30 pm! Move-In Ready 3 Bedroom, 2 bath Ranch Home with 2-Car Attached Garage. This home has a convenient layout with a large kitchen, separate dining area and large, open living room. The dining area has patio doors leading out to the concrete patio inside the fenced yard for easy entertaining! Great starter, investment or downsizing option. Check it out, Open House: Thurs., September 3, 2026 from 5:30-6 pm

Agent Remarks Online Auction: Wednesday, September 9, 2026 at 6:30 pm Open House: Thursday, September 3, 2026 from 5:30-6 pm A 2% buyer's premium will be added to the winning invoice. Full terms in DOCS. RE BROKERS: Must register clients in advance of the auction & be present with them at any showings they attend. Client Registration form available on bidding site.

Sec	Lot	Lot Ac/SF/Dim	0.2600 / 11,326 / 137x85	Lot Desc	Level, 0-2.9999
Above Gd Fin SqFt	1,234	Above Gd Unfin SqFt	0	Below Gd Fin SqFt	0
Age	26	New Const	No	Date Complete	Ext Brick, Vinyl
Room Dimensions		Baths	Ful	Hal	Water
RM	DIM	LV	B-Main	2	0
LR	20 x 15	M	B-Upper	0	0
DR	7 x 7	M	B-Blw G	0	0
FR	x		Laundry Rm	Main	Heating
KT	9 x 9	M	Laundry	7 x 3	Cooling
BK	x		AMENITIES Attic Pull Down Stairs, Disposal, Dryer Hook Up		
DN	x		Electric, Foyer Entry, Patio Open, Range/Oven Hook Up Elec, Tub		
1B	13 x 12	M	/Shower Combination, Main Level Bedroom Suite, Main Floor		
2B	11 x 11	M			
3B	11 x 11	M	Garage	2.0 / Attache	/ 22 x 20 / 440.0
4B	x		Outbuilding 1	Garden Shed	10 x 12
5B	x		Outbuilding 2		x
RR	x		Assn Dues		Frequenc Not Applicable
LF	x		Other Fees		
EX	x		Restrictions		

Water	Wtr Name	Water Frontage	Channel Frontage
Water		Water Type	Lake
Auctioneer	Chad Metzger and Tim	Lic	AC31300015
Financing	Existing	Proposed	
Annual	\$690.34	Exemptions	Homestead, Over 65,
Possessio	At closing	Year Taxes Payable	2026
List Office	Metzger Property Services, LLC - Off: 260-982-0238	List Agent	Chad Metzger - Cell: 260-982-9050
Agent	chad@metzgerauction.com	List Agent - User	UP388053395
Co-List Office		Co-List Agent	
Showing	Showingtime or Open House		
List Date	6/16/2026	Start Showing	
Seller Concessions	Offer Y/N No	Exp Date	12/31/202
Contract Type	Exclusive Right to Sell	Owner/Seller a Real Estate	No
Virtual	Unbranded Virtual Tour	Seller Concession Amount \$	
Pending Date		Lockbox	Mechanical/Combo
Ttl Concessions		Lockbox Location	door
Sell Office		Closing Date	
Co-Sell		Selling Price	
Presented by:	Chad Metzger - Cell: 260-982-9050	Sold/Concession	
		Sell Agent	
		Co-Sell Agent	
		Special List Cond.	None
		Type of	
		How Sold	
		Conc Paid By	
		Sell Team	

Information is deemed reliable but not guaranteed. Properties may not be listed by the Agent/Office presenting this report. Report may not contain all available data.