Residential Agent Full Detail Report

Schedule a Showing

Class RESIDENTIAL
Property Type Site-Built Home **Status** Active **CDOM** 119 **DOM** 0 **Auction** Yes

MLS # 202641979 **14933 Knobcone Court** **Fort Wayne** **IN** 46814 **LP** $0



Area Allen County **Parcel ID** 02-11-18-103-008.000-03 **Typ** Site-Built Home **Waterfront** No
Sub Shadow Ridge / **Cross Street** **Bedrm** 4 **F Baths** 2 **H Baths** 1
Township Aboite **Style** Two Story **REO** No **Short Sale** No
School District MSD of Southwest Allen Cnty **Ele** Covington
Intermediate **JrH** Woodside **SrH** Homestead
Legal Description SHADOW RIDGE SEC III LOT 67
Directions to Property Head Northeast on Hwy 24, turn left onto S 800 E-92, take the 2nd exit at the traffic circle to continue on S 800 E-92, turn right onto Firethorne Path, turn left onto Shallowbrook Dr., turn right onto Knobcone Ct., house is 5th house on the left

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

Remarks Fresh, inviting, and ready to enjoy, this two-story home brings together an open layout, modern updates, and plenty of room to live Selling via Online Auction on Thurs. Oct. 29th at 6:30 pm. Inside, you will find a charming open-concept kitchen and living area highlighted by a cozy gas fireplace, creating a warm and functional space for everyday living. The kitchen features new appliances and ample cabinetry, flowing seamlessly into the main living space. The home offers 4 bedrooms and 2.5 bathrooms, including a thoughtfully designed primary suite addition with a walk-in closet. There is room for everyone to have their own space. Outside, the property has been beautifully landscaped and features an open patio, creating an inviting area for grilling, relaxing, or enjoying time outdoors. Located in a housing addition near a walking trail, the setting provides a neighborhood atmosphere with convenient access to outdoor recreation. With its open layout, fresh updates, desirable garage space, and inviting outdoor setting, this home offers an easy opportunity to settle in and enjoy. Come take a look—you may find everything you've been waiting for in your next home. Open House, Tues. Oct. 20th from 6:45-7:15 pm.

Agent Remarks Online Auction: Thursday, October 29th at 6:30 pm Open House: Tuesday, October 20th from 6:45 - 7:15 pm Full terms available in DOCS. RE BROKERS: Must register clients in 24 hrs in advance of the auction & be present with them at any showing they attend. Client Registration form available on the bidding site.

Sec **Lot** **Lot Ac/SF/Dim** 0.2100 / 9,301 / 90x133 **Lot Desc** Cul-De-Sac, 0-2.9999
Above Gd Fin SqFt 2,205 **Above Gd Unfin SqFt** 0 **Below Gd Fin SqFt** 0 **Ttl Below Gd SqFt** 0 **Ttl Fin SqFt** 2,205 **Year Built** 2005
Age 21 **New Const** No **Date Complete** **Ext** Stone, Vinyl **Bsmt** Slab **# Rooms** 7
Basement Material

Room Dimensions

	RM DIM	LVL
L	21 x 16	M
D	12 x 12	M
F	x	
K	16 x 12	M
B	x	
D	x	
1B	20 x 18	U
2B	14 x 11	U
3B	16 x 10	U
4B	12 x 12	U
5B	x	
R	x	
LF	x	
E	x	

Baths **Full** **Half** **Water** City
B-Main 0 1 **Well**
B-Upper 2 0 **Sewer** City
B-Blw G 0 0 **Fuel /** Gas, Forced Air
Laundry Rm Main **Heating**
Laundry L/W 8 x 5 **Cooling** Central Air
AMENITIES 1st Bdrm En Suite, Alarm System-Security, Attic Storage, Cable Available, Ceiling Fan(s), Closet(s) Walk-in, Countertops-Ceramic, Countertops-Laminate, Disposal, Dryer
Garage 3.0 / Attached / 31 x 21 / 651.
Outbuilding None x
Outbuilding 2 x
Assn Dues $280.00 **Frequency** Annually
Other Fees
Restrictions Yes

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

SALE INCLUDES Dishwasher, Microwave, Refrigerator, Oven-Electric, Range -Electric, Water Heater Gas
FIREPLACE Living/Great Rm, Gas Log

Water Access **Wtr** **Water** **Channel**
Water **Water** **Lake**
Auctioneer Name Tim Pitts & Chad Metzger **Lic #** AC31300015 **Auction Date** 10/9/2026 **Time** 6:30 **Location** Online: BidMetzger.com
Financing **Existing** **Propose** **Excluded Party** None
Annual $1,907.50 **Exemption** **Year Taxes** 2026 **Assessed Value**
Possession 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**
Co-List Office Metzger Property Services, LLC **Co-List Agent** Timothy Pitts - Cell: 317-714-0432
Showing Instr Showingtime or Open House
List Date 10/9/2026 **Start Showing Date** **Exp Date** 1/31/2027 **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 Exclusive Right to Sell **Seller's Disclosure Form** Yes **Form Exception**
Virtual **Lockbox Type** Mechanical/Combo **Lockbox Location** Front Door **Type of Sale**
Offer Accepted **Closing Date** **Selling Price** **How Sold**
Ttl Concessions Paid **Sold/Concession** **Conc Paid**
Sell Office **Sell Agent**
Co-Sell Office **Co-Sell** **Sell Team**
Presented Tiffany Reimer - Cell: 260-571-7910 / Metzger Property Services, LLC - Off: 260-982-0238

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