Residential Agent Full Detail Report

Schedule a Showing

Class RESIDENTIAL
Property Type Site-Built Home **Status** Active **CDOM** 6 **DOM** 6 **Auction** Yes

MLS # 202643907 **3368 W Hill Drive** **Columbia City** **IN** 46725 **LP** $0



Area Whitley County **Parcel ID** 92-02-12-000-407.000-005 **Type** Site-Built Home **Waterfront** No
Sub None **Cross Street** **Bedrms** 3 **F Baths** 1 **H Baths** 0
Township Etna Troy **Style** One Story **REO** No **Short Sale** No
School District Whitley CO Cons Schools **Elem** Northern Heights
Intermediate **JrH** Indian Springs **SrH** Columbia City
Legal Description SW COR SE4 SW4 NW4 S12 T32 R8 .51A
Directions to Property Head North on State Road 5, turn Right on W Lincolnway, slight Left on Country Rd 400 N, turn Left on County Rd 250 W, slight Left on Etna Rd, turn Left on Walker Dr, slight Right on Hill Dr, property is 2nd house on the Right

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

Remarks Enjoy lake-area living with this inviting 3-bedroom, 1-bath home located just a road away from Goose Lake Selling via Online Auction on Monday, November 9th at 6 pm. Situated on 0.51+/- acres, the home features a spacious living area with a wood-burning stove and stone backdrop, an open kitchen/dining area with ample cabinetry and an island, plus a bonus room and mud room. An open front porch and multiple decks offer plenty of places to relax outdoors, while a detached garage and separate shed provide additional storage. Whether you're looking for a full-time residence or a weekend getaway, this property offers an opportunity to make a place near the lake your own! Open House: Tuesday, November 3rd from 5:30-6 pm

Agent Remarks Online Auction: Monday, November 9th at 6 pm Open House: Tuesday, November 3rd from 5:30-6 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** 0.5100 / 22,216 / 219x100
Above Gd Fin SqFt 1,816 **Above Gd Unfin SqFt** 0 **Below Gd Fin SqFt** 0
Age 16 **New Const** No **Date Complete** **Ext** Metal, Vinyl

Lot Desc 0-2.9999, Water View
Ttl Below Gd SqFt 0 **Ttl Fin SqFt** 1,816 **Year Built** 2010
Bsmt Slab **# Rooms** 5
Basement Material

Room Dimensions	RM	DIM		LVL
LR	14	x 24		M
DR	10	x 12		M
FR		x		
KT	14	x 20		M
BK		x		
DN		x		
1B	10	x 14		M
2B	10	x 12		M
3B	10	x 18		M
4B		x		
5B		x		
RR		x		
LF		x		
EX	10	x 16		M

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

Laundry Rm Main
Laundry L/W & 10

Water Well
Well Type Private
Sewer Public
Fuel / Heating Baseboard, Wall Heater
Cooling Central Air

AMENITIES Ceilings-Beamed, Ceilings-Vaulted, Deck Open, Dryer Hook Up Gas, Eat-In Kitchen, Kitchen Island, Porch Open, Range/Oven Hook Up Gas, Formal Dining Room, Main Floor

Garage 1.0 / Detached / 24 x 32 / 768.0(
Outbuilding 1 Shed 12 x 24
Outbuilding 2 x
Assn Dues **Frequency** Not Applicable
Other Fees
Restrictions

Dryer Hookup Gas	Yes	**Fireplace**	Yes
Dryer Hookup Elec	No	**Guest Qtrs**	No
Dryer Hookup G/E	No	**Split Flrpln**	No
Disposal	No	**Ceiling Fan**	No
Water Soft-Owned	No	**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**	Yes
Pool	No	**Off Street Pk**	

Pool Type
SALE INCLUDES Water Heater Gas
FIREPLACE Wood Burning Stove

Water Access **Wtr Name** Goose Lake **Water Frontage** **Channel Frontage**
Water **Water Type** Lake **Lake Type** Non Ski Lake
Auctioneer Name Chad Metzger **Lic #** AC31300015 **Auction Date** 10/23/2026 **Time** 6 pm **Location** Online: BidMetzger.com
Financing: Existing **Proposed** **Excluded Party** None
Annual Taxes $376.68 **Exemptions** Homestead, Mortgage, **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 10/23/2026 **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 Unbranded Virtual Tour **Lockbox Type** Mechanical/Combo **Lockbox Location** Door **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 Chad Metzger - Cell: 260-982-9050 / Metzger Property Services, LLC - Off: 260-982-0238

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