

Property Type RESIDENTIAL Status Active CDOM 1 DOM 1 Auction No
 MLS # 201931849 2481 N 650 W Street Columbia City IN 46725 Status Active LP \$279,900



Area Whitley County Parcel ID 92-02-29-000-201.000-007 Type Site-Built Home
 Sub None Cross Street Bedrms 4 F Baths 2 H Baths 1
 Location Rural Style One Story REO No Short Sale No
 School District WTK Elem South Whitley JrH Whitko SrH Whitko
 Legal Description Approximately 4.3+/- Acres part of, E2 SE4 EX 1.902A MR 96-2-295 12.2A S29 T32 R8 78.098A
 Directions Take U.S. 30 West to 650 W, Go North on 650 W, Continue Past 200 N, Home will be on the Left.

Remarks Beautiful Custom Built Home on 4.3 +/- Acres! Home has 4 bedrooms, 2.5 baths, an open concept living room, dining room, and kitchen with maple cabinets, a partially finished full basement, and is geothermal! The open floor plan gives you the opportunity for easy entertaining! In the winter you can relax by the fire in the living room, and in the summer you can enjoy the beautiful, country view from the front porch or the back deck! The partially finished basement could be easily completed to become a fully finished basement, or keep it as it is for a handy workplace! This home also features a barn, a beautiful pond, and woods that are part of the Classified Forest Program. Property is available with 4.3 +/- acres, but the buyer has the opportunity to purchase more wooded acres if wanted.

Agent Remarks Easy to show. Room Measurements are not guaranteed. Taxes reflect 78 acres and the home. More acreage available. Lot lines are not set in stone and can possibly be adjusted to buyers wishes.

Sec	Lot	Zoning	Lot Ac/SF/Dim	4.3000 / 187,308 / 807 ft x 620 ft	Src Y	Lot Des	Irregular, Slope,				
Township	Richland	Abv Gd Fin SqFt	1,922	Below Gd Fin SqFt	1,040	Ttl Below Gd SqFt	1,922	Ttl Fin SqFt	2,962	Year Built	1994
Age	25	New	No	Date Complete	Ext	Vinyl	Fndtn	Daylight, Full Basement, Partially Finished	# Rooms	8	
Room Dimensions	Baths	Full	Half	Water	WELL	Basement Material					
DIM	L	B-Main	2	1	Sewer	Septic	Dryer Hookup Gas	No	Fireplace	Yes	
LR	25 x 38	M	B-Upper	0	0	Fuel	Geothermal	Dryer Hookup Elec	No	Guest Qtrs	No
DR	x	B-Blw G	0	0	Heating		Dryer Hook Up Gas/Elec	No	Split FlrPln	No	
FR	x	Cooling	Central Air, Geothermal			Disposal	Yes	Ceiling Fan	No		
KT	18 x 8	M	Laundry Rm	Main	7	x 12	Water Soft-Owned	Yes	Skylight	No	
BK	x	AMENITIES	1st Bdrm En Suite, Deck Covered, Detector			Water Soft-Rented	No	ADA Features	No		
DN	x		-Smoke, Disposal, Garage Door Opener, Natural Woodwork,			Alarm Sys-Sec	No	Fence	None		
MB	28 x 39	M	Porch Covered, Main Level Bedroom Suite, Sump Pump			Alarm Sys-Rent	No	Golf Course	No		
2B	11 x 11	M	Garage	2.0	/ Attached	/ 25	x 28	/ 700.00	Garden Tub	No	
3B	13 x 15	M	Outbuilding	Barn		75	x 25		Jet Tub	No	
4B	28 x 37	L	Outbuilding			x			Pool	No	
5B	x	Assn Dues	Not Applicable						Pool Type		
RR	27 x 37	L	Other Fees						SALE INCLUDES	Microwave, Oven-Gas, Sump Pump, Water Heater	
LF	x	Restrictions							Electric, Water Softener-Owned		
EX	x	Water Access		Wtr Name					FIREPLACE	Living/Great Rm, Electric	
WtrType	Pond	Wtr Frtg		Channel Frtg							
Water Features		Lake Type									
Auction	No	Auctioneer Name		Auctioneer License #							
Owner Name											
Financing: Existing		Proposed	Conventional, FHA, USDA	Excluded Party	None						
Annual Taxes	\$3,854.00	Exemptions	Homestead	Year Taxes Payable	2019	Assessed Value					
Is Owner/Seller a Real Estate Licensee	No	Possession	At Closing								
List Office	Metzger Property Services, LLC - office: 260-982-0238	List Agent	Rainelle L Shockome - Cell: 260-341-4801	List Agent - User Code	UP388037905						
Agent E-mail	rshockome@yahoo.com	Co-List Agent									
Showing Instr	Showingtime										
List Date	7/24/2019	Exp Date	2/20/2020	Publish to Internet	Yes	Show Addr to Public	Yes	Allow AVM	Yes	Show Comments	Yes
IDX Include	Y	Contract Type	Exclusive Right to Sell	Buyer Broker Comp.	2.25%	Vari.Rate	No	Special List Cond.	None		
Virtual Tours:		Lockbox Type	MECH	Lockbox Location	Garage Door	Type of Sale					
Pending Date		Closing Date		Selling Price		How Sold		CDOM	1		
Ttl Concessions Paid		Sold/Concession Remarks									
Sell Off		Sell Agent		Co-Sell Off		Co-Sell Agent					
		Presented by:	Tiffany Reimer	/	Metzger Property Services, LLC						

Information is deemed reliable but not guaranteed.