Residential Agent Full Detail Report

Schedule a Showing

Class RESIDENTIAL
Property Type Site-Built Home **Status** Active **CDOM** 30 **DOM** 30 **Auction** No

MLS # 202641179 **305 N LaFontaine Street** **Huntington** **IN** 46750 **LP** $124,900



Area Huntington County **Parcel ID** 35-05-15-300-221.000-005 **Type** Site-Built Home **Waterfront** No
Sub LaFontaines **Cross Street** **Bedrms** 3 **F Baths** 1 **H Baths** 1
Township Huntington **Style** One and Half Story **REO** No **Short Sale** No
School District Huntington County Community **Elem** Flint Springs
Intermediate **JrH** Crestview **SrH** Huntington North
Legal Description 014-02210-00 LAFONTAINES ADD S PT LOT 57
Directions to Property State Rd. 5 South to Macgahan St., head West to N. Lafontaine St., turn South, property is on the Northeast corner of N. Lafontaine St. and Crescent Ave.

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

Remarks Handyman Specials - Attention investors & flippers. Great opportunity with this estate property to flip or finish how you would like! This home has 3 bedroom, 1.5 bath and would be a great investment opportunity to add to your portfolio.

Agent Remarks CAUTION: Property is in rough/poor condition. Anyone entering the property does so at their own risk; the Seller and Metzger Property Services assume no responsibility for injury or damages. The property is being sold "AS IS"

Sec **Lot** **Lot Ac/SF/Dim** 0.1000 / 4,356 / 88x50 **Lot Desc** Corner, Level, 0-2.9999
Above Gd Fin SqFt 1,696 **Above Gd Unfin SqFt** 0 **Below Gd Fin SqFt** 0 **Ttl Below Gd SqFt** 294 **Ttl Fin SqFt** 1,696 **Year Built** 1888
Age 138 **New Const** No **Date Complete** **Ext** Block, Vinyl **Bsmt** Crawl, Walk-Out Basement, Partially Finished **# Rooms** 6
Basement Material

Room Dimensions

	RM	DIM		LVL
LR	21	x	13	M
DR	13	x	12	M
FR		x		
KT	19	x	11	M
BK		x		
DN		x		
1B	11	x	14	M
2B	10	x	11	U
3B	16	x	14	U
4B		x		
5B		x		
RR		x		
LF		x		
EX		x		

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

Laundry Rm Main **Laundry L/W** x
Water Public **Well Type** **Sewer** Public **Fuel /** Forced Air **Heating** **Cooling** None
AMENITIES Porch Open
Garage / / x /
Outbuilding 1 Shed 7 x 13 **Outbuilding 2** x
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	No
Water Soft-Owned	No	Skylight	No
Water Soft-Rented	No	ADA Features	No
Alarm Sys-Sec	No	Fence	None
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
FIREPLACE None

Water Access **Wtr Name** **Water Frontage** **Channel Frontage**
Water None **Water Type** **Lake Type**
Auctioneer Name **Lic #** **Auction Date** **Time** **Location**
Financing: Existing **Proposed** **Excluded Party** None
Annual Taxes $1,495.00 **Exemptions** **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
List Date 10/5/2026 **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 Type Exclusive Right to Sell **Seller's Disclosure Form** No **Form Exception** FidTrnEst
Virtual Unbranded Virtual Tour **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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