



Residential Agent Full Detail Report

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Class RESIDENTIAL

Property Manuf. Home/Mobile Home Status Active

CDOM 28 DOM 28 Auction No

MLS	202625515	2728 E Evergreen Drive	Warsaw	IN	46582	LP	\$198,900
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Area Kosciusko County **Parcel ID** 43-07-23-100-032.000-01 **Type** Manuf. **Waterfront** No
Sub The Pines **Cross Street** **Bedrms** 3 **F Baths** 2 **H** 0
Township Plain **Style** One Story **REO** No **Short Sale** No
School District Warsaw Community **Elem** Eisenhower
Intermediate **JrH** Lakeview **SrH** Warsaw
Legal Description 29-89-54 LOT 32 THE PINES
Directions to Property Going north on State Road 13, turn left onto E 500 N, then turn left onto N 475 E. Once you get to the intersection of E 450 N, turn right onto 450. The Pines housing edition is located on the right side of the road, on Pine Drive.

Inside City	City Zoning	County	Zoning
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Remarks Move-in Ready Home in a Quiet Subdivision just outside of Warsaw. This 3 bedroom, 2 bath home is move-in ready and features an Open Kitchen, Dining & Living Area. Set up for entertaining, the open area leads out to the deck with peaceful, country views. Master Bedroom features an ensuite bathroom with garden tub & stand-up shower. 2-Car attached Garage & Garden Shed add additional storage opportunities & convenience.

Agent Remarks

Sec	Lot	Lot Ac/SF/Dim				0.5100 / 22,216 / 84x262				Lot Desc	Level, 0-2.9999																		
Above Gd Fin SqFt		1,431		Above Gd Unfin SqFt		0		Below Gd Fin SqFt		0		Ttl Below Gd SqFt		0		Ttl Fin SqFt		1,431		Year Built		1997							
Age	29	New Const		No	Date Complete				Ext		Vinyl		Bsm		Crawl				#		6								
Room Dimensions				Baths		Ful		Hal		Water		Well		Basement Material				Block											
RM DIM		LV		B-Main		2		0		Well		Private		Dryer Hookup Gas		No		Fireplace		No									
LR	14	x	18	M	B-Upper		0		0		Sewer		Septic		Dryer Hookup Elec		Yes		Guest Qtrs		No								
DR	x				B-Blw G		0		0		Fuel /		Forced Air		Dryer Hookup G/E		No		Split Flrpln		No								
FR	x				Laundry Rm		Main				Heating				Disposal		No		Ceiling Fan		Yes								
KT	11	x	14	M	Laundry		10		x 6		Cooling		Central Air		Water Soft-Owned		Yes		Skylight		No								
BK	x				AMENITIES Cable Available, Ceiling Fan(s), Countertops-Laminate																								
DN	x				, Deck Open, Dryer Hook Up Electric, Garage Door Opener, Tub and																								
1B	12	x	12	M	Separate Shower, Tub/Shower Combination, Main Floor Laundry,																								
2B	12	x	12	M																									
3B	10	x	10	M	Garage		2.0		/ Attache		/ 24		x 23		/ 552.0		Pool		No		Off Street		Yes						
4B	x				Outbuilding 1		Shed				18		x 22		Pool Type														
5B	x				Outbuilding 2						x		SALE INCLUDES Dishwasher, Microwave, Refrigerator, Washer, Dryer-Electric,																
RR	x				Assn Dues				Frequenc		Not Applicable		Range-Electric, Water Heater Gas, Water Softener-Owned, Window Treatment																
LF	x				Other Fees				-Blinds																				
EX	x				Restrictions				FIREPLACE None																				
Water				Wtr Name																		Water Frontage				Channel Frontage			
Water				None														Water Type				Lake							
Auctioneer														Lic		AC31300015		Auction		Tim		Location							
Financing				Existing														Proposed				Excluded Party				None			
Annual				\$631.54		Exemptions		Homestead, Supplemental										Year Taxes Payable		2025 Pay		Assessed Value							
Possessio				At Closing																									
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				List Team									
Co-List Office				Co-List Agent																									
Showing				Showing Time																									
List Date				6/26/2026		Start Showing				Exp Date		9/30/2026		Owner/Seller a Real Estate				No		Agent/Owner		No							
Seller Concessions Offer Y/N				No		Seller Concession Amount \$																							
Contract Type				Exclusive Right to Sell																		Special List Cond.				None			
Virtual				Unbranded Virtual Tour				Lockbox		Mechanical/Combo				Lockbox Location		Front Door				Type of									
Pending Date				Closing Date																		Selling Price				How Sold			
Ttl Concessions				Sold/Concession																						Conc Paid By			
Sell Office				Sell Agent																									
Co-Sell				Co-Sell Agent																						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.