



Residential Agent Full Detail Report

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Class RESIDENTIAL

Property Site-Built Home

Status Active

CDOM 34

DOM 34

Auction No

MLS	202626349	628 E Lakewood Avenue	Warsaw	IN	46580	LP	\$519,000
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Area Kosciusko County

Parcel ID 43-11-21-100-120.000-03

Type Site-Built Home

Waterfront Yes

Sub Winona Beach

Cross Street

Bedrms 2

F Baths 2

H 0

Township Wayne

Style Two Story

REO No

Short Sale No

School District Warsaw Community

Elem Eisenhower

Intermediate

JrH Lakeview

SrH Warsaw

Legal Description 3-105-26 E 15' LOT 19 & W 15' LOT 20 WINONA BEACH

Directions to Property From Eisenhower Elementary School, turn left onto Ranch Rd, then turn left onto 200 S. When you get to the T, turn left onto Country Club, then right onto Winona Beach Dr. Lastly, turn left onto Maple Street, the property is on Lakewood Ave.

Inside City	City Zoning	County	Zoning
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Remarks Enjoy classic Winona Lake living with this charming 2-story lakefront home, that offers 30 feet of frontage and a beautiful walk-out sandy beach. The home's standout feature is the enclosed lakeside porch, where a wall of windows showcases stunning waterfront views while filling the living spaces with abundant natural light. Inside, you'll find 2 bedrooms, 2 full baths, and a comfortable layout that's perfect for weekend getaways or year-round living. Step outside to enjoy direct access to the sandy shoreline, with your own pier for boating, fishing, and endless days on the water. The sale includes the refrigerator, electric range, and gas water heater. Whether you're searching for a relaxing lake retreat, a full-time residence, or an investment opportunity, this Winona Lake property offers the perfect setting to create lasting memories on one of northern Indiana's premier lakes.

Agent Remarks Additional Lots available for purchase

Sec	Lot	Lot Ac/SF/Dim	0.0700 / 3,049 / 30 X 105	Lot Desc	Waterfront, 0-2.9999, Lake, Water View, Waterfront-Level Bank
Above Gd Fin SqFt	1,148	Above Gd Unfin SqFt	0	Below Gd Fin SqFt	0
Age	65	New Const	No	Date Complete	Ext Vinyl
Room Dimensions		Baths	Ful	Hal	Water
RM DIM	LV	B-Main	1	0	Well Private
LR 13 x 18	M	B-Upper	1	0	Sewer Septic
DR 14 x 5	M	B-Blw G	0	0	Fuel / Gas
FR x		Laundry Rm	Main		Heating
KT 10 x 10	M	Laundry	x		Cooling Wall AC
BK x					
DN x					
1B 17 x 12	U				
2B 11 x 11	U				
3B x		Garage	/	/	x /
4B x		Outbuilding 1	None		x
5B x		Outbuilding 2			x
RR x		Assn Dues		Frequenc	Not Applicable
LF x		Other Fees			
EX x		Restrictions			
Water	Lakefront	Wtr Name	Winona Lake	Water Frontage	30.00
Water	Pier/Dock, Pier/Dock Available, Private Beach, Walk to Lake Access	Water Type	Lake	Channel Frontage	0.00
Auctioneer		Lic		Location	
Financing	Existing	Proposed		Excluded Party	None
Annual	\$3,032.18	Exemptions		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	ShowingTime				
List Date	7/2/2026	Start Showing		Exp Date	12/31/202
Seller Concessions Offer Y/N	No	Seller Concession Amount	\$	Owner/Seller a Real Estate	No
Contract Type	Exclusive Right to Sell			Agent/Owner	No
Virtual	Unbranded Virtual Tour	Lockbox	Mechanical/Combo	Lockbox Location	Front Door
Pending Date		Closing Date		Selling Price	
Ttl Concessions		Sold/Concession			
Sell Office		Sell Agent			
Co-Sell		Co-Sell Agent			
Presented by:	Tiffany Reimer - Cell: 260-571-7910				

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.