



**TYPE/STYLE** Site-Built Home / One Story  
**ROOMS** 7  
**BEDROOMS** 3  
**FULL BATHS** 2  
**HALF BATHS** 1  
**APX YEAR BUILT** 2005  
**APX ABOVE GRADE FIN SQFT** 2,095  
**APX BELOW GRADE FIN SQFT** 0  
**APX BELOW GRADE UNFIN SQFT** 0  
**APX TOTAL FINISHED SQFT** 2,095  
**SELLING PRICE**  
**CLOSING DATE**

**AREA** Huntington County  
**SUBDIVISION** Carlisle Crossing  
**TOWNSHIP** Huntington  
**ELEMENTARY** Flint Springs  
**MIDDLE** Crestview  
**HIGH** Huntington North  
**PARCEL #** 35-05-03-300-745.721-005  
**ASSESSED VALUE**  
**ANNUAL TAXES** \$1,907.00

**LEGAL DESCRIPTION**

**Property Features**

<b>ASSOCIATION DUES \$</b> \$150.00	<b>APX LOT DIMENSIONS</b> 84x152	<b>Garage/# of Cars</b> 2.0
<b>ASSOCIATION DUES FREQ.</b> Annually	<b># ACRES</b> 0.2900	<b>Garage Dim.</b> 26 x 26
<b>OCCUPANCY</b>	<b>FLOOD PLAIN</b> No	<b>Garage Type</b> Attached
<b>EXTERIOR</b> Brick, Vinyl	<b>WATER FRONTAGE</b>	<b># Full Baths Upper</b> 0
<b>ROOF</b>	<b>WATERFRONT</b> No	<b># Half Baths Upper</b> 0
<b>FLOORING</b>	<b>LAKE TYPE</b>	<b># Full Baths Main</b> 2
<b>BASEMENT</b> No	<b>SEWER</b> City	<b># Half Baths Main</b> 1
		<b># Full Baths BG</b> 0
		<b># Half Baths BG</b> 0

**Room Grid**

	<b>LEVEL</b>	<b>DIMENSIONS</b>		<b>LEVEL</b>	<b>DIMENSIONS</b>
Living/Great Rm	Main	18 x 21	1st Bdrm	Main	12 x 15
Dining Rm	Main	12 x 12	2nd Bdrm	Main	13 x 13
Kitchen	Main	11 x 12	3rd Bdrm	Main	11 x 13
Family Rm		x	4th Bdrm		x
		x	5th Bdrm		x
		x	Den		12 x 12
		x	Loft		x
		x	Laundry	Main	6 x 9

**HEATING/FUEL** Gas, Forced Air  
**COOLING** Central Air  
**LOT DESCRIPTION** Level  
**FIREPLACE** Family Rm  
**PROPOSED FINANCING** Cash, Conventional

**Remarks and Directions**

**Remarks** \*\*\*The seller has moved into a retirement community and will be offering the Real Estate at LIVE Public Auction on Tue Oct 26 @ 5:30. There will be 2 open house dates to view the property...Sun. Oct. 17 (1-2) & Tues. Oct. 19 (5-6).....The personal property will be sold ONLINE BIDDING ENDS Tues. Nov. 2 @ 6:00\*\*\* This ranch home was built in 2005 and has 2,095 sq. ft. of living space consisting of 3 large bedrooms, 2 1/2 baths and a great room with built in Fireplace, kitchen with custom Dutch Made cabinet and a breakfast area, and formal dining room or potential home office. There is also a utility room with 1/2 bath. The home has attached 26 x 26 garage plus a large patio in the back yard...This home speaks of Quality throughout. \*\*\*This property is LISTED at ASSESSED VALUE and may sell at, above, or below listed price depending on the outcome of the auction bidding.\*\*\*

**Directions to Property** North of US 24 on 300 W to Carlisle Crossing