



Residential/Condo Media: 20 www.tourfactory.com/1138343
BLC#: 21282913 **RES** **Status:** Active **Area:** 2914-Hamilton - Noblesville **LP:** \$130,000
561 LAKEVIEW DR **Lt:** 40.0574 **Ln:** -86.0245 **Map:** North East
Town: ☐Noblesville **Twp:** ☐Noblesville **Zip:** ☐46060 **County:** ☐Hamilton
Legal: MONTEREY VILLAGE **Sec:** **Lot:** 4 **School:** Noblesville Schools
Tax ID: ☐290636103012000013 **Multi-Tax ID:** **Solid Waste:** N **Semi-Tax:** ☐\$557
Subdiv: MONTEREY VILLAGE **Tax Exempt:** HmTxEx, MortTaxEx **Tax Yr Due:** ☐2013
Builder/Project/Contractor: **Const.Stage:** **Yr Built:** ☐1955 **Est.Comp.Date:**

Loc:
Rooms: 6 **Bd:** 3
Floor#:
Unit Entry Level:
Levels: 1 Level
Baths: 2
Parking:
Bas: N
Foundation: Crawl

SqFt		FB	HB
Upper:	☐0	Upper Bth:	0 0
Main:	☐1,500	Main Bth:	2 0
Approx M/U Total:	1,500	Bsmt Bth:	0 0
Basement:	☐0	Total:	2 0
Approx M/U & NOBSM:	1,500		
% Finished Basement:		DOM:	0
Source: Assessor		CDOM:	0

Approx. Room Sizes/Descriptions

	L	F	W		L	F	W		
Living:	14x12	M	H	N	Master:	12x12	M	H	N
Family Rm:	20x18	M	H	N	2nd:	12x11	M	H	N
Great Rm:					3rd:	11x10	M	H	N
Dining:	10x12	M	H	N	4th:				
Kitchen:	14x12	M	L	N					
Brkfst Rm:									

Frplc: 1 / FamilyRm, FreeStdWd, WoodBurn
Gar: Y / 2CDTC / GROPN, SIDEL,SRVDR

Directions

From State Road 32 turn North on State Road 38 by Riverview Hospital, turn right on Logan, then left on Lakeview to home on the left.

Property Description

Pride of ownership shines thru in this updated 3BR/2BA home in the heart of Noblesville. Conveniently located within walking distance of downtown. Beautiful original hardwoods in most of the home. Many updates include: roof 2006, HVAC 2009, newer windows, updtb bths, updt kit & much more! The kit has new cabinets, solid surface counters & appliances except microwave included. Spacious fenced yard with garden area & detached 2 car garage. Come and visit, you'll want to call it home!

Agent to Agent Remarks: Exclusions & Commission Disclosures & Financial Information

Room sizes are approximate

Description

Life Style: Detached **Arch Style:** TradAmer **Exterior:** VinylBrick
Master BR: FTub w/Shr **Areas:** FamilyRoom, FormalLvRm, LndryCloset
Appl: Dishwasher, GrbgDispsl, O/RElec, Refrigratr
Equip: SmokeAlarm **Porch:** PatioOpen
Eating Area: DinComb/LR
Interior Amen: HrdwdFloor, WinTherml, WinVinyl
Exterior Amen: BarnMini, DrvAsphalt, FenceFullR
Condo Description:

Utilities

Heating: ForcedAir **Fuel:** Gas **Primary Water Src:** MunWtrConn
Cooling: CentrElec **Water Htr:** Electric **Primary Sewage Disp:** MunSwrConn
Utility Option: GasConn

Financial/Association Information

Poss Fincg: Conventnl, FHA, VA **Ownshp Int:** NoAssoc **Fee Pd:** **Fee Amt:**
Fee Includes:

Office Information

CESC04: CENTURY 21 Scheetz **OP:** 317-705-2500 **OF:** 317-573-5182 **Fdbk Email:** sold@kimsellsindy.com
LAgT: 15467 : Kimberly Carpenter **Pref:** 317-509-4000 **PF:** **Show:** 317-955-5555 **Fdbk:** 317-509-4000
Team Name: **Hm:** 317-509-4000 **Ofc Ext:** 2638 **Cell:** 317-509-4000 **VM:**
CoAgt/Asst: **Pref:** **Type:** Exclusive Right to Sell **Dir:** **Toll:**
Con1: **Poss:** Negotiable **Var:** N **Pager:**
Con2: **Auction Lic#:** **LD:** 04/02/2014 **BAC:** %3.5
Disc: **Disc Other:** ONFIL **XD:** 10/01/2014 **Entry Date:** 04/02/2014
Insp/Warr: Not Applicable **Dir Solicit:** N **Show:** Y 04/02/14 **WD:** **Chg Date:** 04/02/2014