



Residential/Condo Media: 20 www.tourfactory.com/1251740

BLC#: 21322323 **CND** Status: Active **Area:** 4902-Marion - Pike **LP:** \$65,000

9516 Fordham ST U #: 21

Lt: 39.9254 **Ln:** -86.2124

Map:

Town: Indianapolis

Twp: Pike

Zip: 46268

County: Marion

Legal: WATERBURY

Sec:

Lot: 0

School: Pike Township

Tax ID: 490317116041000600

Multi-Tax ID:

Solid Waste: N

Semi-Tax: \$62

Subdiv: WATERBURY

Tax Exempt: HmTxEx, OtherTxEx

Tax Yr Due: 2014

Builder/Project/Contractor:

Const.Stage:

Yr Built: 1974

Est.Comp.Date:

Loc: GroundLevl, BldgPrivateEntry

Rooms: 6 **Bd:** 2

	SqFt	FB	HB
Upper:	0	Upper Bth:	0 0
Main:	1,296	Main Bth:	2 0
Approx M/U Total:	1,296	Bsmt Bth:	0 0
Basement:	0	Total:	2 0
Approx M/U & NOBSM:	1,296		
% Finished Basement:		DOM:	1
Source: Assessor		CDOM:	1

Approx. Room Sizes/Descriptions

	L	F	W		L	F	W
Living:				Master:	16x12	M	C N
Family Rm:				2nd:	14x10	M	C N
Great Rm:	19x13	M	C N	3rd:			
Dining:				4th:			
Kitchen:	10x09	M	V N	LaundryRm:	09x08	M	V N
Brkfst Rm:							
HearthRoom:	15x11	M	C N				

Unit Entry Level: 1
Levels: 1 Level
Baths: 2
Parking:
Bas: N

Foundation: Slab

Frplic: 1 / Hearth Room, WoodBurn

Gar: N / 1CARP / GPKPR

Directions

West on 96th From Township Line Rd Go south into Waterbury to Grinnell St. Turn left + then Immediate Right on Grinnell Ln. Right on Fordham to 9516 On left. # on carport enter to left of carport at side door.

Property Description

Great opportunity to own your own home, this 2BR/2BA home is a great alternative to paying rent. Conveniently located in a quiet community w/walking trails, clubhouse & pool. This unit offers a spac GR w/views of the peaceful walking trail, hearth rm/DR with cozy wood burning frpic, fully equipped kit & washer/dryer included. Mstr ste with WIC & full bath w/view of your relaxing/private patio & a spac 2nd BR & hall bth. Covered rear patio w/ample storage & carport complete this lovely home.

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

Description

Life Style: Attached **Arch Style:** Ranch
Master BR: FTub w/Shr, WalkinClos
Appl: Dishwasher, Dryer, GrbgDispsl, O/RElec, Refrigratr, Washer
Equip: SmokeAlarm

Exterior: Brick, Vinyl
Areas: GreatRoom, HearthRoom, LaundryRm
Porch: PatioOpen, PorchCovrd
Eating Area: BrkfstRoom
Interior Amen: WalkInClos, WdWkStaind

Lot Info: StrtLights, TreeMature
Lot Size: 0.00 **Acres:** CndHPRCoop# of Acr: 0.00

Exterior Amen:
Condo Description: GroundLevl, BldgPrivateEntry

Utilities

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

Financial/Association Information

Poss Fincg: Conventnl, FHA, VA **Ownshp Int:** HPR **Fee Pd:** Monthly **Fee Amt:** \$153
Fee Includes: AssocHmOwn, Clubhouse, Lawncare, MaintAllGrd

Office Information

CESC04: CENTURY 21 Scheetz **OP:** 317-705-2500 **OF:** 317-573-5182 **Fdbk Email:** sold@kimsellsindy.com
LAgnt: 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:** 10/27/2014 **BAC:** %3.50
Disc: **Disc Other:** COVEN,ONFIL,ASIS **XD:** 04/27/2015 **Entry Date:** 10/28/2014
Insp/Warr: Not Applicable **Dir Solicit:** N **Show:** Y 10/27/14 **WD:** **Chg Date:** 10/28/2014