



Kimberly Carpenter
 Broker - Keller Williams Indy Metro NE
Creating friendships, one home at a time



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13910 Brightwater Dr, Fishers, IN 46038
 Prop Sub/Trans: Single Fam/Sale Media: [21](#) Status: **Active**
 School Dist: Hamilton Southeastern Area: 2912 - Hamilton - Fall Creek BLC#: **21404518** List/MoRnt \$: \$180,000
 Subdivision: PLANTANA County: Hamilton DOM/CDOM: 1/1 Year Built: 1997
 Legal Desc: PLANTANA New Const: No Stage: Fall Creek Twp: Fall Creek Section/Lot: 2/74
 Bldr/Prjct/Cont: Map: N-139 E-105 Est.Comp. Date:

Tax ID: [291120005010000020](#) MultiTax ID: Solid Waste: Yes
 Semi Tax: \$674 Tax Year Due: 2015 Tax Exempt: HmTxEx, MortTxEx



	Sqft
Upper:	0
Main:	1,391
Apprx M/U Ttl:	1,391
Basement:	493
Apprx M/U & Bsmnt:	1,884
% Fin Bsmnt:	75+%
Source:	Apprais

	FB	HB	BD
Upper:	0	0	0
Main:	2	0	3
Bsmnt:	0	0	0
Total:	2	0	3

Beds: 3
 Baths: 2/0
 # Rooms: 7
 Floor #:
 Levels: 1 Level
 Unit Entry Lvl:

Garage: Yes, 2CarAttach, GarDrOpenr
 Parking: Fireplace: 0
 Basement: Yes, Finished
 Foundation: BsmtPrCnc
 Virtual Tour: <http://www.tourfactory.com/1519188>
 Web Link: <http://www.13910bridgewaterdrive.com>
 Web Link2: <http://www.kimsellsindy.com>



Recent: 03/15/2016 : NEW

Room Information

Room Type	Dimensions	Level	Floors	Window Trtmt	Room Type	Dimensions	Level	Floors	Window Trtmt
Master Bedroom	14x13	Main	Carpeting	Yes	2ndBedroom	14x10	Main	Carpeting	Yes
3rdBedroom	10x10	Main	Carpeting	Yes	DiningRoom	16x9	Main	Laminated/HWYes	
GreatRoom	16x15	Main	Laminated/HWYes		Kitchen	14x12	Main	Laminated/HWNo	
Rec/PlayRm	20x18	Basement	Laminated/HV						

Directions

SR 37 to 131st. E on 131st to Cumberland Rd. N on Cumberland to entrance of Plantana on your right. Follow to Brightwater. Go south on Brightwater to hm on R.

Property Description

Rare opportunity to own a 3BR/2BA ranch home with a finished basement under \$200K in Fishers. The main level features an open floor plan with spacious, vaulted GR, DR & Kitchen, all with beautiful laminated wood floors! Nice bedroom sizes. Master suite features a WIC and updated bath with large tiled shower. Want additional living space, look no further than the finished basement with a bar area. Great outdoor entertaining space with the deck, gazebo and yard space! Make it your home today!

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

Exclude washer, dryer, all T.V.'s (wall mounts will stay), outdoor speakers New dishwasher

Description

Lifestyle: Detached Arch Style: Ranch
 Exterior: Brick, Vinyl Porch: DeckMain, Gazebo
 Master Bedroom: DblSinks, FullShrStl, MainLevel, WalkinClos Areas: FoyerSmall, LndrylNBSmt
 Appliances: Dishwasher, GrbgDispsl, O/RElec Eating Area: DinComb/GR, Pantry
 Equipment: SmokeAlarm, SumpPump, WtrSftnPd Interior Amen: AtticAcces, CeilCath, Wkl nClos, ScrnsComp, WinTherm, WdWkPaintd
 Lot Info: Sidewalks, StormSewer, TreeMature Exterior Amen: DrvConcret
 Lot Size: 68x130 Acres: <1/4 Acre # of Acres: 0.20 Condo Descrip:

Utilities/Environmental

Heating: ForcedAir Fuel: Gas
 Cooling: CeilPadFan, CentrIElec Primary Wtr Source: MunWtrConn
 Water Heater: Gas Primary Sewage Disp: MunSwrConn
 Utility Option: CableConn, GasConn

Green CertificateNo

Financial/Association Information

Possible Financing: Conventnl, ICON, FHA, VA Fee Paid: Annually Fee Amnt: \$400
 Ownership Int: MandFee
 Fee Includes: InsCommon, MainCommon, PrkPLYgrnd, Pool, ProfMgmt, Tennis

Contract/Office Information

List Type: Exclusive Right to Sell BAC: 3.0 % Var: No Insp/Warr: Not Applicable LD: 03/14/2016
 Circumstances of Sale: Disc: Not Applicable Disc Oth: Defects/NN, SalesDiscOF Ent D: 03/15/2016
 Show: Yes FHA Cert: Yes Show Dt: 03/15/2016 Poss: Negotiable Dir Solicit: No A/C Dt:
 LOfc: [KWIN05: Keller Williams Indy Metro NE](#) OP: 317-564-7100 X: OF: 317-564-7111 Dir: XD: 09/14/2016
 LAgt: [15467: Kimberly S Carpenter](#) Pref: 317-509-4000 Cell: 317-509-4000 Hm: 317-509-4000 TOM Dt:
 VM: PF: Toll: Show: 317-955-5555 WD:
 Team: Fdbk: 317-509-4000 Fdbk: sold@kimsellsindy.com
 CoAgt: Pref: Ph:
 Con1: Type: Chg Dt: 03/15/2016
 Con2: Type:

Requested By: Kimberly S Carpenter. Information Deemed Reliable, but not Guaranteed © MIBOR Tuesday, March 15, 2016 10:25 PM