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WWW.WESELLINDYTEAM.COM  
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12253 LINDLEY Drive, Noblesville, IN 46060  
 Prop Sub/Trans: Single Fam/Sale Media: [17](#) Status: **Active** BLC#: **21489453** List/MoRnt \$: \$140,000\*  
 School Dist: Hamilton Southeastern Area: 2912 - Hamilton - Fall CreekDOM/CDOM: 13/13 Year Built: 2005  
 Subdivision: MARILYN RIDGE Virtual Tour: <http://www.tourfactory.com/1748099> Section/Lot: 2/204  
 Legal Desc: MARILYN RIDGE Acreage .11 Virtual Tour 2: Map: - -  
 BlDR/Prjct/Cont: New Const: No Stage: Est.Comp. Date:



Tax ID: [291122003073000021](#) MultiTax ID: Solid Waste: No  
 Semi Tax: \$547 Tax Year Due: 2016 Tax Exempt: HmTxEx, MortTxEx

	Sqft
Upper:	0
Main:	1,440
Apprx M/U Ttl:	1,440
Basement:	0
Apprx M/U & Bsmnt:	1,440
% Fin Bsmnt:	
Source:	Assesso

	FB	HB	BD	RM
Upper:	0	0	0	0
Main:	2	0	3	7
M/U Ttl:	2	0	3	7
Bsmnt:	0	0	0	0
Total:	2	0	3	7

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

Garage: Yes, 2CarAttach, GarDrOpenr, FinGarage, LoadRear  
 Parking: Fireplace: 0  
 Basement: No  
 Foundation: Slab  
 Web Link: <http://www.12253lindleydrive.com>  
 Web Link2: <http://www.wesellindyteam.com>

Recent: 06/14/2017 : DECR : \$145,000->\$140,000

Room Type	Dimensions	Level	Floors	Window Trtmt	Room Type	Dimensions	Level	Floors	Window Trtmt
Master Bedroom	15x12	Main	Carpeting	Yes	Bedroom2nd	12x12	Main	Carpeting	Yes
Bedroom 3rd	11x10	Main	Carpeting	Yes	BreakfastRoom	13x10	Main	Vinyl	Yes
FamilyRoom	17x15	Main	Carpeting	Yes	Kitchen	12x10	Main	Vinyl	Yes
LaundryRm	12x8	Main	Vinyl	No					

Directions: East on 146th St from SR37 to Marilyn Rd, South to 2nd entrance to Marilyn Ridge (Lindley) Left to home on Right.

Property Description: Where can you find a 3BR/2BA home under \$150K in HSE school district, right here! The inviting front porch of this cute cottage home summons you to come and visit. The open floor plan features a spacious great room, dining area, kitchen with all appliances included, laundry/pantry, a master suite w/WIC & bath and 2 additional bedrooms and a bath. Great location, close to Hamilton Town Center and easy commuting via I69 or St Rd 37. Why rent? You could own your own home!

Description	
Lifestyle: Detached	Arch Style: Bungalow, Ranch
Exterior: Vinyl	Porch: PatioOpen, PorchCovrd
Master Bedroom: BedRmSplit, ClosWalkIn, MainLevel, TubF w/Shr, TubGarden	Areas: FoyerLarge, UtilityRm
Appliances: Dishwasher, GrbgDispsl, Microwave, O/RElec, Refrigeratr	Eating Area: BrkfstBar, DinComb/GR, KitUpdated, PntryWkLn
Equipment: NetworkRdy, MultPhnLin, SmokeAlarm	Interior Amen: AtticAcces, WkLnClos, Scrns Some, WdWkPaintd
Lot Info: Corner, Sidewalks, TreeMature	Exterior Amen: DrvConcret, FencePartl
Lot Size: 47X100 Acres: <.25 Acre	# of Acres: 0.11 Condo Descrip:

Utilities/Environmental		Green CertificateNo
Heating: ForcedAir	Fuel: Gas	
Cooling: CentrIElec, FanCeilPad	Primary Wtr Source: MunWtrConn	
Water Heater: Gas	Primary Sewage Disp: MunSwrConn	
Utility Option: CableAvail, GasConn, HighSpdAvl		

Financial/Association Information	
Possible Financing: Conventnl, ICON, FHA, VA	Fee Paid: Annually Fee Amnt: \$200
Ownership Int: MandFee	
Fee Includes: AssocHmOwn, EntryComm, InsCommon, MainCommon, PrkPlygrnd, ProfMgmt, RemvISnow, RemvITrsh	
Mgmt Co.: Kirkpatrick Mgmt	Mgmt Phone: 317-594-5720 More than 1 Assoc: No

Contract/Office Information	
List Type: Exclusive Right to Sell	BAC: 3 % Var: Yes
Circumstances of Sale: None	Disc: Not Applicable
Show: Yes FHA Cert: Yes	Show Dt: 06/02/2017
LOfc: <a href="#">KWI N01: Keller Williams Indianapolis Metro North</a>	OP: 317-846-6300 X:
LAgt: <a href="#">15467: Kimberly S. Carpenter</a>	Pref: 317-509-4000
VM:	PF:
Team:	Fdbk: 317-509-4000
Circumstances re: Sale: -	

Requested By: Kimberly S. Carpenter. Information Deemed Reliable, but not Guaranteed © MIBOR Thursday, June 15, 2017 03:23 PM