

Active		/0 1,587 ths SqFt	Built 2021
Listing ID:	21967092	List Price:	\$370,000
Property Type:	Residential	Orig. List Price:	\$375,000
Subtype:	Single Family Residential	List Date:	03/06/2024
Transaction Type:	For Sale	DOM/CDOM:	9/9
Subdivision:	Midland Overlook	County:	Hamilton

Directions

GPS Friendly

Public Remarks

This beautiful 3BR/2BA low maintenance ranch home is like new! Located on nice cul-de-sac lot overlooking a tranquil pond and close to the Midland Trail. This smart home is equipped with an alarm system, auto water shut-off if excess water usage is detected, WIFI extenders, programmable thermostat and much more. The open floor plan lends itself to everyday living or entertaining as the kitchen it open to both the dining room area & great room. The kitchen features white cabinets, large island, stainless appliances in cluding a gas range. The primary bedroom is located at the back of the home with a view of the pond, large shower, dbl vanity and WIC. The other two bedrooms are separated by the 2nd bath. Laundry and mudroom are off of the garage for convenience. Enjoy your relaxing covered porch while watching the ducks. Why build when you could own this home?

Listing Details

Area:			2914 - Hamilton - Noblesville			
Legal Desc:	Acreage .21, Section 3, Township 18, Range 4, Midland Overlook, Section 3, Lot 118, Irregular Shape					
Section	/Lot Number:				3/118	
Beds:					3	
Baths:					2/0	
# Room	ns:				6	
Levels:					1 Level	
Rooms	/Level	FB	НВ	BD	RM	
Upper		0	0	0	0	
Main		2	0	3	6	
M/U Ttl		2	0	3	6	
Basem	ent	0	0	0	0	
Total		2	0	3	6	

School Dist:	Noblesville Schools
Elementary School:	
Intermediate School:	
Middle School:	
High School:	
Main SqFt:	1,587
Upper SqFt:	C
Total Main & Upper SqFt:	1,587
Below Grade Area SqFt:	
% Below Grade Finished:	
Apprx Below Grade Finished SqFt:	
Apprx Total Finished SqFt:	1,587
Total SqFt:	1,587
Garage SqFt:	418
Building Area Source:	Assessor

Property Overview

Exterior:	Brick, Composition Siding Cement	
Exterior Features: Sprinkler/Irrigation		
Horse Amenities:	None	
Arch Style:	Ranch	
Porch:	Covered Patio	
Fence:	No /	
Foundation:	Slab	
Basement:	No /	
Areas:		
Fireplace:	1	

Lot Info:	Cul-De-Sac, Curbs, Sidewalks, Trees Sma
Lot Size:	9,14
Acres:	<1/4 Acr
# of Acres	: 0.2
Waterfron	t Features: Pon
Private Po	ool: N
Spa Featu	ires:
Interior Features:	Breakfast Bar, Center Island, Programmable Thermostat, Screens Complete, Walk In Closet, Windows Thermal, Windows Vinyl, Wood Work Painted

Kitchen Features:

Appliances	Fireplace Features:	Gas Log Fireplace, Great Room Fireplace	Eating Area:	Dining Combo/Great Room
Cause Parking Description: Cause Marin Parking Description: Cause Marin Parking Description: Cause Marin Parking Description: Parking Description: Parking Par	Laundry:	Laundry Room Main Level	Garage YN:	
	Appliances: Dishwasher, Gas. Refrige	Electric Water Heater, Micro Hood, Oven/Range- erator	Garage Spaces:	
Primary Sedroom:			Garage Parking Description:	
Primary Bathroom: Shower Stall Full, Sinks Double, Salie Security Features: Property Attached: No New Construction: New Constr		·	Garage Parking Other:	
Property Attached: No New Construction: Ne	Primary Bathroom:	Shower Stall Full, Sinks Double, Suite	Parking Features:	Attached
Rooms Dimensions Level Floors Great Room 16x15 Main Viryl Hardwood Dining Room 16x85 Main Viryl Hardwood Kitchen 12x12 Main Viryl Hardwood Laundry Room 09x07 Main Viryl Hardwood Primary Bedroom 15x13 Main Curpet Bedroom 3rd 11x10 Main Carpet Bedroom 3rd 11x10 Main Carpet Willites/Environmental Forced Air, Gas Viryl Hardwood Utilities/Environmental Forced Air, Gas Main Viryl Hardwood Utilities/Environmental Forced Air, Gas Mulnicipal Viryl Hardwood Mulnicipal Viryl Hardwood Utilities/Environmental Willies/Environmental Mulnicipal Viryl Hardwood Mulnicipal Viryl Hardwood <	Security Features:			
Roon Dimensions Level Floors Great Room 16x15 Main Vinyl Hardwood Dining Room 16x8 Main Vinyl Hardwood Kitchen 12x12 Main Vrnyl Hardwood Laundry Room 06x07 Main Vrnyl Hardwood Primary Bedroom 15x13 Main Carpet Bedroom 3rd 11x10 Main Carpet Bedroom 3rd 11x10 Main Carpet Muld Room 6x7 Main Vrnyl Hardwood Willities/Environmental Willities/Environmental <t< td=""><td>Property Attached:</td><td>No</td><td>New Construction:</td><td>No</td></t<>	Property Attached:	No	New Construction:	No
Great Room 16x15 Main Viryl Hardwood Dining Room 16x8 Main Viryl Hardwood Kitchen 12x12 Main Viryl Hardwood Laundry Room 09x07 Main Viryl Hardwood Primary Bedroom 15x13 Main Carpet Bedroom 3rd 11x10 Main Carpet Muld Room 6x7 Main Cirpet Muld Room 6x7 Main Carpet Willities/Environmental Utilities/Environmental Utilities/Environmental Willities/Environmental Utilities/Environmental	Rooms			
Dining Room	Room	Dimensions	s Level	Floors
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Laundry Room 09x07 Main Viryl Hardwood Primary Bedroom 15x13 Main Carpet Bedroom 3rd 11x10 Main Carpet Muld Room 6x7 Main Viryl Hardwood Utilities/Environmental Heating: Forced Air, Gas Primary Sewage Disp: Municipal Water Connected Evel: Cooling: Central Electric Primary Sewage Disp: Municipal Water Connected File: Solid Waste: River Source: Municipal Water Connected Fuel: Solid Waste: River Source: Municipal Water Connected Fuel: Solid Waste: River Source: Municipal Water Connected Tax: Cable Connected, Electric, Gas Connected, Sewer, Water Solid Waste: River Source: Municipal Water Connected Tax: Cable Connected, Electric, Gas Connected, Sewer, Water Mgmt Primary Sewage Disp: Municipal Water Connected Tax: Cable Connected, Electric, Gas Connected, Sewer, Water Mgmt Primary Sewage Disp: Mgmt Primary Sewage Disp: Mgmt Primary Sewage Disp: Mgmt	Dining Room	16x8	Main	Vinyl Hardwood
Primary Bedroom 15x13 Main Carpet Bedroom 2nd 11x10 Main Carpet Bedroom 3rd 11x10 Main Carpet Muld Room 6x7 Main Viryl Hardwood Utilities/Environmental Heating: Forced Air, Gas Primary Water Source: Municipal Water Connected Cooling: Central Electric Solid Waste: No Studies: Cable Connected, Electric, Gas Connected, Sewer, Water Solid Waste: No Tax/Association Information Tax to D: 291003008008000012 Mgmt Co.: Omni Management Services Semi Tax: \$1,091.00 Mgmt Co.: Omni Management Services Semi Tax: \$1,091.00 Mgmt Co.: Omni Management Services Community Features: Yes Fee Includes: Mandatory Fee Association: Yes Fee Paid: Quarterly HOA Disclosure: Conventional, Maintenance Common Area, Professional Management, Services Should Management, Memoral HOA Disclosure: Conventional, FHA, Insured Conventional Inspectio	Kitchen	12x12	Main	Vinyl Hardwood
Bedroon 2nd 11x10 Main Carpet Bedroon 3rd 11x10 Main Carpet Muld Room 6x7 Main Vinyl Hardwood Utilities/Environmental Utilities/Environmental Heating: Forced Air, Gas Cooling: Primary Water Source: Municipal Water Connected Cooling: Central Electric Solid Waste: No. Fuel: Solid Waste: No. Utilities: Cable Connected, Electric, Gas Connected, Sewer, Water Solid Waste: No. Tax ID: 2910030080080000012 Mgmt Phone: Gonni Management Services Semi Tax \$1,091.0 Mgmt Phone: (317) 541-000 Tax Year Due: \$1,091.0 Mgmt Phone: (317) 541-000 Tax Exemption Yes Pee Includes: Mgmt Phone: (317) 541-000 Low Maintenance Lifestyle Y/N: Yes Pee Paul: No Amounts: Sego Community Features: Includes: Includes: Includes: Includes: Conventional, FhA, Insured Conventional Ameniters:	Laundry Room	09x07	Main	Vinyl Hardwood
	Primary Bedroom	15x13	Main	Carpet
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Heating: Forced Air, Gas Primary Water Source: Municipal Water Connected Primary Sewage Disp: Municipal Sewer Connected Primary	Bedroom 3rd	11x10	Main	Carpet
Petating: Porced Air, Gas Primary Water Source: Municipal Water Connected Cooling: Central Electric Primary Sewage Disp: Municipal Sewer Connected Sewer Connected Cooling: Solid Waste: Not Cooling: Solid Waste: Not Cooling: Solid Waste: Not Cooling: Solid Waste: Not Cooling: Not Cooling: Solid Waste: Not Cooling: Not Cooling: Solid Waste: Not Cooling:	Mud Room	6x7	Main	Vinyl Hardwood
Tax/Association Information Tax ID: 291003008008000012 Semi Tax: \$1,091.00 Mgmt Phone: (317) 541-0000 Mgmt Phone: (317) 541-0000 Tax Year Due: 2023 Fee Includes: Mandatory Fee Tax Exempt: Homestead Tax Exemption Low Maintenance Lifestyle Y/N: Yes Community Features: Association: Yes Contact & Contract Information List Type: Exclusive Right to Sell Listing Terms: Inspection Warranties: Warranty Builders Listing Date: 03/06/2024 Entered: 03/06/2024 Entered: 03/06/2024 Entered: 03/06/2024 Withdrawn Date: Vagnation Agenic Maintenance All Inspection Warranties: Warranty Builders Withdrawn Date: Vagnation Agenic Maintenance All Inspection Warranties: Warranty Builders Omni Management Services (317) 541-0000 Mgmt Phone: (317) 541-0000 Mgmt Phone: (317) 541-0000 Fee Amount: \$590 Fee Paid: Quarterly Almaniance Common Area, Irrigation, Lawncare, Maintenance All Includes: Ground, Maintenance Common Area, Professional Management, Snow Removal HOA Disclosure: Covenants & Restrictions Amenities: Conventional, FHA, Insured Conventional Inspection Warranties: Warranty Builders Disclosures: Other Disclosures: Possession: Negotiable Withdrawn Date:	Fuel: Utility Option:			No No
Tax/Association Information Tax ID: 291003008008000012 Semi Tax: \$1,091.00 Mgmt Phone: (317) 541-0000 Mgmt Phone: (317) 541-0000 Tax Year Due: 2023 Fee Includes: Mandatory Fee Tax Exempt: Homestead Tax Exemption Low Maintenance Lifestyle Y/N: Yes Community Features: Association: Yes Contact & Contract Information List Type: Exclusive Right to Sell Listing Terms: Inspection Warranties: Warranty Builders Listing Date: 03/06/2024 Entered: 03/06/2024 Entered: 03/06/2024 Entered: 03/06/2024 Withdrawn Date: Vagnation Agenic Maintenance All Inspection Warranties: Warranty Builders Withdrawn Date: Vagnation Agenic Maintenance All Inspection Warranties: Warranty Builders Omni Management Services (317) 541-0000 Mgmt Phone: (317) 541-0000 Mgmt Phone: (317) 541-0000 Fee Amount: \$590 Fee Paid: Quarterly Almaniance Common Area, Irrigation, Lawncare, Maintenance All Includes: Ground, Maintenance Common Area, Professional Management, Snow Removal HOA Disclosure: Covenants & Restrictions Amenities: Conventional, FHA, Insured Conventional Inspection Warranties: Warranty Builders Disclosures: Other Disclosures: Possession: Negotiable Withdrawn Date:	Utility Option:	Compared Floring Con Compared Cours Water	Green Certificate:	No
Tax ID: 291003008008000012 Mgmt Co.: Omni Management Services Semi Tax: \$1,091.00 Mgmt Phone: (317) 541-000 Tax Year Due: 2023 Fee Includes: Mandatory Fee Tax Exempt: Homestead Tax Exemption Fee Amount: \$590 Low Maintenance Lifestyle Y/N: Yes Fee Paid: Quarterly Community Features: Fee Paid: Ground, Maintenance Common Area, Irrigation, Lawncare, Maintenance All Ground, Maintenance Common Area, Professional Management, Snow Removal HOA Disclosure: Covenants & Restrictions Amenities: Contact & Contract Information List Type: Exclusive Right to Sell Possible Financing: Conventional, FHA, Insured Conventional Inspection Warranties: Warranty Builders Listing Terms: 03/06/2024 Disclosures: Warranties: Warranty Builders Listing Date: 03/06/2024 Other Disclosures: Negotiable Entered: 03/06/2024 Other Disclosures: Negotiable Withdrawn Date: Warranties: Negotiable	Ounties.	Connected, Electric, Gas Connected, Sewer, Water		
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Tax Exempt: Homestead Tax Exemption Low Maintenance Lifestyle Y/N: Yes Community Features: Association: Yes Contact & Contract Information List Type: Exclusive Right to Sell Listing Terms: Listing Date: 03/06/2024 Entered: 03/06/2024 Entered: 03/06/2024 Entered: 03/06/2024 Contact & Contract Information Fee Amount: \$5590 Quarterly Fee Paid: Quarterly Fee Paid: Ground, Maintenance Common Area, Irrigation, Lawncare, Maintenance All Includes: Ground, Maintenance Common Area, Professional Management, Snow Removal HOA Disclosure: Covenants & Restrictions Amenities: Possible Financing: Conventional, FHA, Insured Conventional Inspection Warranties: Warranty Builders Other Disclosures: Other Disclosures: Negotiable Withdrawn Date:	Semi Tax:	\$1,091.00	Mgmt Phone:	(317) 541-0000
Low Maintenance Lifestyle Y/N: Community Features: Association: Yes Contact & Contract Information List Type: Exclusive Right to Sell Listing Terms: Listing Date: Contact: Contact	Tax Year Due:		Fee Includes:	Mandatory Fee
Community Features: Association: Yes Fee Includes: Ground, Maintenance Common Area, Professional Management, Snow Removal HOA Disclosure: Covenants & Restrictions Amenities: Contact & Contract Information List Type: Exclusive Right to Sell Listing Terms: Inspection Warranties: Warranty Builders Listing Date: 03/06/2024 Disclosures: Other Disclosures: Other Disclosures: Warranty Builders Fee Insurance Common Area, Professional Management, Snow Removal HOA Disclosure: Conventional, FHA, Insured Conventiona Inspection Warranties: Warranty Builders Odoricate & Odoricate	Tax Exempt:	Homestead Tax Exemption	Fee Amount:	\$590
Association: Yes Includes: Ground, Maintenance Common Area, Professional Management, Snow Removal HOA Disclosure: Covenants & Restrictions Amenities: Contact & Contract Information List Type: Exclusive Right to Sell Listing Terms: Inspection Warranties: Warranty Builders Listing Date: 03/06/2024 Entered: 03/06/2024 Temp Off Mkt Date: Possession: Negotiable Withdrawn Date:	Low Maintenance Lifestyl	e Y/N: Yes		Quarterly
Contact & Contract Information List Type: Exclusive Right to Sell Listing Terms: Inspection Warranties: Warranty Builders Listing Date: 03/06/2024 Disclosures: Entered: 03/06/2024 Other Disclosures: Temp Off Mkt Date: Possession: Negotiable Withdrawn Date:	Community Features: Association:	Yes	Includes: Ground, Maintenance Common Area, Professional Management	
Contact & Contract Information List Type: Exclusive Right to Sell Listing Terms: Inspection Warranties: Warranty Builders Listing Date: 03/06/2024 Disclosures: Entered: 03/06/2024 Other Disclosures: Temp Off Mkt Date: Possession: Negotiable Withdrawn Date:			HOA Disclosure:	Covenants & Restrictions
List Type: Exclusive Right to Sell Inspection Warranties: Warranty Builders Listing Terms: Inspection Warranties: Warranty Builders Listing Date: 03/06/2024 Disclosures: Entered: 03/06/2024 Other Disclosures: Temp Off Mkt Date: Possession: Negotiable Withdrawn Date:			Amenities:	
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Listing Date: 03/06/2024 Disclosures: Entered: 03/06/2024 Other Disclosures: Temp Off Mkt Date: Possession: Negotiable Withdrawn Date:	List Type:	Exclusive Right to Sell	Possible Financing:	Conventional, FHA, Insured Conventional
Entered: 03/06/2024 Other Disclosures: Temp Off Mkt Date: Possession: Negotiable Withdrawn Date:	Listing Terms:		Inspection Warranties:	Warranty Builders
Temp Off Mkt Date: Possession: Negotiable Withdrawn Date:	Listing Date:	03/06/2024	Disclosures:	
Withdrawn Date:	Entered:	03/06/2024	Other Disclosures:	
	Temp Off Mkt Date:		Possession:	Negotiable
Expiration Date: 09/06/2024	Withdrawn Date:			
	Expiration Date:	09/06/2024		

03/14/2024

Last Change Date:

2.5%		
No		
Trueblood Real Estate		
Kim Carpenter	List Office:	Trueblood Real Estate
(317) 509-4000	List Office Phone:	(317) 288-5148
sold@kimsellsindy.com	List Office BLC ID:	TRBL01
15467		
	Contact Num 2 Type:	
	Contact Num 2 Name:	
	Contact Num 2 Phone:	
	No Trueblood Real Estate Kim Carpenter (317) 509-4000 sold@kimsellsindy.com	Trueblood Real Estate Kim Carpenter (317) 509-4000 Sold@kimsellsindy.com 15467 Contact Num 2 Type: Contact Num 2 Name:

Prepared By: Kim Carpenter | Trueblood Real Estate | 03/14/2024 10:11 AM