

**ALL FIELDS CUSTOMIZABLE**



<b>Mls #</b>	25872	<b># Of Bedrooms</b>	3
<b>Status</b>	Active	<b>Full Baths</b>	2
<b>Type</b>	SINGLE FAMILY	<b>Half Baths</b>	0
<b>Address</b>	4184 E Forest Glen Ave	<b>Garage</b>	Carport
<b>Address 2</b>	(-LAKE TIPPECANOE-)	<b>Construction</b>	Conventional With Land
<b>City</b>	LEESBURG		
<b>State</b>	IN		
<b>Zip</b>	46538		
<b>Area</b>	55 - N.E. Kosc. Water		
<b>Class</b>	RESIDENTIAL		
<b>Asking Price</b>	\$499,000		
<b>Sale/Rent</b>	For Sale		
<b>IDX Include</b>	Yes		

**GENERAL**

<b>My Info - E-mail</b>	patrickp@remax.net	<b>My Info - Agent Name</b>	Patrick J Pfefferkorn
<b>My Info - Phone Number</b>	Main: (574) 269-3801	<b>My Info - Agent Name and Phone</b>	Patrick J Pfefferkorn - Main: (574) 269-3801
<b>Comm. Disc.</b>	N	<b>Buyer Broker Commission</b>	2.0
<b>Zoning</b>	Residential	<b>Lead Paint Disclosure</b>	Y
<b>Seller Disclosure</b>	Y	<b>Terms</b>	New Mtg./Cash
<b>Listing Type</b>	Exclusive Right	<b>Style</b>	1 Story
<b>Basement/Foundation</b>	Crawl Space	<b>Owners Last Name</b>	FORD
<b>Occupancy</b>	Vacant	<b>Lake</b>	Tippecanoe Big
<b>Lake Type</b>	Lake Front	<b>Barbee Lake Chain</b>	No
<b>Possession</b>	DOC	<b>County</b>	Kosciusko
<b>Legal Descriptions</b>	LOT 31 REVISED PLAT LANTZING BAY	<b>Approx Year Built</b>	1950
<b>Year Remodeled</b>	2008	<b>Approx # Of Acres</b>	0.20
<b>Approx Lot Dimensions</b>	42 X 205	<b>Elementary School</b>	North Webster
<b>Associated Document Count</b>	1	<b>Middle School</b>	Wawasee
<b>High School</b>	Wawasee	<b>Subdivision</b>	None
<b>Approx Abv Ground SqFt</b>	1400	<b>Living Rm -Apx Size</b>	19 X 27
<b>Dining Rm -Comments</b>	IN-KITCHEN	<b>Kitchen -Apx Size</b>	12 X 19
<b>Bedroom 1 -Apx Size</b>	11 X 12	<b>Bedroom 2 -Apx Size</b>	8 X 8
<b>Bedroom 3 -Apx Size</b>	7 X 11	<b>Other 1 -Apx Size</b>	9 X 11
<b>Other 1 -Comments</b>	ENTRY	<b>Bathroom 1 -Apx Size</b>	9 X 9
<b>Bathroom 2 -Apx Size</b>	4 X 12	<b>Laundry -Apx Size</b>	HOOK-UP
<b>Outbuilding</b>	None	<b>Garage Style</b>	3 Car Carport
<b>Auto Door</b>	N	<b>Garage Dimensions</b>	N/A
<b>Showing Instructions</b>	CALL OFFICE	<b>Entry Type</b>	SUPRA BOX
<b>Box #</b>	52625127	<b>Directions</b>	ARMSTRONG ROAD TO 450 E., N. TO FOREST GLEN AVE.
<b>Original Price</b>	\$499,000	<b>Price/TotFinSQFT</b>	\$356.43

**FINANCIAL**

<b>Apx Annual Tax</b>	\$2,720.00	<b>Parcel #</b>	005-027-040
<b>Exemptions</b>	None	<b>Assessments</b>	None
<b>Gas Co</b>	NIPSCO	<b>Electric Company</b>	NIPSCO

**ADDENDUM**

EXCEPTIONAL PROPERTY\* WONDERFUL VIEWS\* NEWLY REMODELED ALONG WITH RECENT UPDATES\* NEW HARDWOOD FLOORS\* PAINT\* KITCHEN EQUIPPED WITH STAINLESS STEEL APPLIANCES\* GRANITE COUNTER TOP\* CUSTOM MAPLE CABINETRY\* NEW BATHS\* NEWER ROOF\* NEWER FURNACE - CENTRAL A/C\* SPACIOUS LIVING ROOM W/ FIREPLACE AND LAKE VIEWS\* 12 X 15 SCREENED PORCH\* 12 X 12 & 13 X 23 OPEN DECKS\* CONCRETE SEAWALL\* NICE SANDY BOTTOM\* GREAT SWIMMING\* 3 CAR ATTACHED CARPORT W/AMPLE STORAGE\* ADDITIONAL 5+CAR PARKING LOT.

**REMARKS**

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**ADDITIONAL PICTURES**



**DISCLAIMER**

This information is deemed reliable, but not guaranteed.