

ALL FIELDS DETAIL



Mls #	25875	# Of Bedrooms	3
Status	Active	Full Baths	1
Type	SINGLE FAMILY	Half Baths	0
Address	286 EMS B38 Ln	Garage	Detached
Address 2	(-IRISH LAKEFRONT-)	Construction	Conventional With Land
City	LEESBURG		
State	IN		
Zip	46538		
Area	55 - N.E. Kosc. Water		
Class	RESIDENTIAL		
Asking Price	\$180,000		
Sale/Rent	For Sale		
IDX Include	Yes		

GENERAL

Agent	Patrick J Pfefferkorn - Main: (574) 269 -3801	Listing Office 1	ReMax Rainbow Realtors, Inc. - Main: (574) 269-6911
Comm. Disc.	N	Buyer Broker Commission	2
Zoning	Residential	Lead Paint Disclosure	Y
Buyer(s) Excluded	N	Seller Disclosure	Y
Terms	New Mtg./Cash	Listing Type	Exclusive Right
Style	1 Story	Basement/Foundation	Slab
Owners Last Name	SANDS	Agent Owned	No
Agent Related	No	Occupancy	Vacant
Lake	Irish	Lake Type	Lake Front
Barbee Lake Chain	Yes	Listing Date	3/1/2010
Possession	At Closing	County	Kosciusko
Township	Tippecanoe	Legal Descriptions	Lot 12 Lookout Point
Approx Year Built	1956	Approx # Of Acres	0.40
Approx Lot Dimensions	55 X 138 , 125 X 80	Elementary School	Webster
Associated Document Count	1	Middle School	Wawasee
High School	Wawasee	Subdivision	None
Approx Abv Ground SqFt	960	Apx.Total Finished Sq.Ft	960
Living Rm -Apx Size	12 X 17	Kitchen -Apx Size	7.6 X 12
Family Rm -Apx Size	12 X 20	Bedroom 1 -Apx Size	10 X 12
Bedroom 2 -Apx Size	8 X 10	Bedroom 3 -Apx Size	7 X 11
Bathroom 1 -Apx Size	Full	Outbuilding	26 X 42
Garage Style	2 Car Detached	Auto Door	N
Garage Dimensions	26 X 42	Showing Instructions	CALL OFFICE
Entry Type	SUPRA BOX	Box #	52635285
Directions	450 N. TO B38 LN, TO PROPERTY.	Cumulative DOM	745
Cumulative DOMLS	743	Original Price	\$180,000
Agent Hit Count	49	Client Hit Count	104
Days On Market	12	Price/TotFinSQFT	\$187.50
Days On MLS	11		

FEATURES

Lot Description	Porch/Patio	Appliances	Water Supply
Water Frontage	Covered Deck	Elec Range/Oven	Well Private
View	Covered Stoop	Windows	Well 2 inch
Bluff Site	Landscaping	Single Pane	Well 4 inch
Level	Garden Area	Storm Windows	Sewer
Basement/Foundation	Seawall	Wood	Septic
Slab	Interior Features	Window Treatment	Documents On File
Roof	Vinyl Floors	All	Lead Based Paint
Shingle	Carpet	Heating	Prop Disclosure
Exterior Siding	Fireplace	Electric Baseboard	Warranty Program
Wood	None	Cooling	Not Offered
Exterior Features		None	Lake Info
Outbuildings		Water Heater	Ski Lake
Paved Street		Electric	10 mph Speed Limit
Gutters		Amps	Swimming Beach
		200 Amps Circuit Breakers	Pier

FINANCIAL

Update Date	3/13/2010	Possible Short Sale (Y/N)	No
Foreclosure/REO (Y/N)	No	Apx Annual Tax	\$2,069.00

FINANCIAL

Tax Id #	0571900120	Parcel #	005-079-009
State ID #	43-08-20-300-210.000-023	Exemptions	N
Assessments	None	Gas Co	REMC
Prop. Owner Assoc. Fees	Voluntary	Electric Company	REMC

ADDENDUM

LOCATED ON LOOKOUT POINT - OFFERING SOME OF THE BEST VIEWS ON THE CHAIN OF LAKES * 55' OF LAKE FRONTAGE (CONCRETE SEAWALL)* WONDERFUL WEEKEND RETREAT OR PERFECT SETTING FOR A NEW, FULL-TIME RESIDENCE* BLUFF SETTING (HIGH & DRY)* WELL MAINTAINED COTTAGE* ADDITIONAL BACK LOT (125 X 80) WITH SPACIOUS HEATED GARAGE/WORKSHOP (26 X 42)* SEPARATE WELL FOR GARDENING* AMPLE STORAGE & PARKING* PART OF THE BARBEE CHAIN OF LAKES (7 INTER-CONNECTED LAKES, BIG BARBEE IS AN ALL-SPORTS LAKE).

REMARKS

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ADDITIONAL PICTURES



DISCLAIMER

This information is deemed reliable, but not guaranteed.