

1448 N LAKEVIEW DR**FRANKFORT**Office # **1663**MLS # **15472**

Zip 46041

Status ACTIVE

Area UNION

Owner BETTS-REDINGTON

Tenant Yes

Annual Tax 411.74

Tax Year 2009

Land Valuation 27000

Imp. Valuation 75500

Exempt \$ 64460

Assoc Dues \$

Terms CASH TO SELLER

**\$129,900**

Address 2
 #Rooms 5
 #Bedrooms 3
 #Full Baths 1
 #Half Baths 1
 Approx. SQFT **1368**
 Source ASSESSOR
 Basement No

Elem. School Suncrest

Avg. Heat/Mo.

Avg. Elect/Mo.

Avg. Water/Mo.

Listing Office 1 **JOE RISSE REALTY, INC.**

Office Phone (765) 654-8892

Listing Agent **GREG RISSE**

Listing Agent 2

Lot Size 140' X 140'
 # Acres 0.44
 Water Well
 Sewer Septic
 Fence None
 TV Hookup Cable
 Patio Open
 Porch Stoop
 Pool
 Heat Type Forced Air
 Heat Fuel Electric, Gas-Natural
 Air Cond. Heat Pump
 Windows Double-Hung
 Storm Wnd.
 Water Htr. 40-Gallon, Electric

Style Ranch
 YR Built 1972
 Garage Cap. 2.00
 Garage Attached, Finished, Heated
 Garage SqFt 22 X 24
 Driveway Concrete
 Attic Scuttle
 Roof Type Shingle
 Roof YR 2000
 Amps 100
 Fireplace One, Living Room,
 # Closets 5
 Screens Yes
 Wnd. Treatmnts.

	ROOM SIZE	LEVEL	FLOOR
Bedroom 1	11' X 15'	1	CARPET
Bedroom 2	11' X 14'	1	CARPET
Bedroom 3	10'6 X 15'	1	CARPET
Bedroom 4			
Bedroom 5			
Full Bath 1	5' X 10'6	1	VINYL
Full Bath 2			
Half Bath 1	4'6 X 5'6	1	VINYL
Kitchen	11' X 26'	1	CARPET
Dining			
Living Room	COMBO	1	W/KITCHEN
Family			
Den/Study			
Office			
Utility Room	5'6 X 5'6	1	VINYL
Other Room 1			
Other Room 2			

Ext. Walls Brick
 Int. Walls Drywall
 Foundation Block

Appliances:
 Dishwasher, Disposal, Softener-Leased

Information deemed reliable, but not warranted.

Remarks Very nice brick ranch home in Northwoods Est. Features 3 lg bedrms & 1.5 baths. Huge living rm / kitchen combo w/gas log fireplace. Lots of updates including Hi-eff furnace, water htr, garage door. All new cabinets, counters & sink. Finished 2 car garage, nice concrete patio, 12x16 mini-barn. Call Greg Risse at 765-242-3590 today for more details!

Financial Comments 24HR NOTICE FOR SHOWINGS PLEASE

Possession Negotiable
 Showing Instr. Appointment Required
 County **Clinton**
 Zoning R2 LOW DENSITY
 Legal NORTHWOODS EST SEC 2 LOT 12
 Tax ID # **120635301002000018**

JOE **RISSE**
 REALTY INC.
 www.joerisse.com

765-654-8892