

657 Ann St

Frankfort

Office # 1700

MLS # 15631

Zip 46041

Status NEW

Area FRANKFORT CORP

Owner RISSE

Tenant No

Annual Tax 1187.38

Tax Year 2009

Land Valuation 24100

Imp. Valuation 101200

Exempt \$ 76105

Assoc Dues \$

DOM 12

Terms CASH TO SELLER



\$142,900

Address 2

#Rooms 9

#Bedrooms 4

#Full Baths 2

#Half Baths 0

Approx. SQFT 2048

Source ASSESSOR

Basement Yes

Elem. School New South

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 - Cell: \(765\) 242-3590](#)

Listing Agent 2

Lot Size	96X150	Style	Tri-Level
# Acres	0.33	YR Built	1965
Water	Public	Garage Cap.	1.00
Sewer	Public	Garage	Attached
Fence	Chain Link	Garage SqFt	240
TV Hookup	Cable	Driveway	Asphalt
Patio	Deck	Attic	
Porch	Stoop	Roof Type	Shingle
Pool		Roof YR	
Heat Type	Forced Air	Amps	100
Heat Fuel	Gas-Natural	Fireplace	Electric
Air Cond.	Central Air	# Closets	7
Windows	Single-Hung	Screens	
Storm Wnd.	Wood		
Water Htr.	40-Gallon	Wnd. Treatmnts.	

ROOM SIZE	LEVEL	FLOOR
Bedroom 1	11'6x14'6	2 CARPET
Bedroom 2	11'6x14'6	L CARPET
Bedroom 3	10'X12'	2 HARDWOOD
Bedroom 4	10'X13'	2 HARDWOOD
Bedroom 5		

Full Bath 1	5'6x7'6	L	CARPET
Full Bath 2	8"x11'6	2	CARPET
Half Bath 1			
Kitchen	11'6x11'6	1	VINYL
Dining Ro...	11'x14'	1	CARPET
Living Room	17'6x17'6	1	CARPET
Family Ro...	14'6x12'6	L	CARPET
Den/Study			
Office			
Utility Room	7'6x12'6	L	CARPET
Other Room 1	10'6x11'	1	VINYL
Other Room 2			

Ext. Walls	Aluminum, Stone
Int. Walls	Drywall
Foundation	Block

Appliances: Dishwasher, Disposal, Hood, Microwave, Range, Refrigerator, Washer, Dryer

Information deemed reliable, but not warranted.



Remarks Here is an attractive & well maintained tri-level home located on a quiet street. Great layout offers 4 or 5 bedrooms, 2 full baths, nice living room, lower level family room. Good sized kitchen with breakfast area & dining rm. Large, nicely landscaped yard for outdoor activities, plus a 2 tiered deck. Att. garage. Short walk to Dorner's Park.

Financial Comments

Possession	Day of Final Closing	Commission: BA	2.5
Showing Instr.	Appointment Required	Variable (Y/N)	Y
County	Clinton	Original Price	\$142,900
Zoning	A RESIDENCE	Lockbox (Y/N)	
Legal	LT 27 & PT LT 26 DAYWITT-CLARK AD		
Tax ID #	12101410401600021		

MLS Data Courtesy of



765-654-8892