



**Kirklin** **46050**  
 Listing Price **\$159,900**  
 MLS # **201815538**  
 Area **Clinton County**  
 Listing Date **4/20/2018**  
 REO Y/N **No**  
 Short Sale Y/N **No**  
 Auction Y/N **No**

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

### Property Information

Property SubType **Site-Built Home** Pool Y/N **No**  
 Style **One and Half Story** Garage/# of Cars **1.0**  
 # Total Rooms **6** Garage Type **Attached**  
 Total # Bedrooms **3** Waterfront Y/N **No**  
 # Above Grade Bedrooms **3** Water Name  
 Total # Full Baths **1** Year Built **1900**  
 Total # Half Baths **0** Zoning  
 Fireplace Y/N **Yes** Annual Taxes **\$956.06**  
 FIREPLACE **Kitchen, Living /Great Rm** Year Taxes Payable **2018**  
 Association Dues \$  
 Assoc. Dues Frequency **Not Applicable**

### Square Footage

Above Grade Finished SqFt **1,728**  
 Above Grade Unfin. SqFt **0**  
 Below Grade Finished SqFt **0**  
 Below Grade Unfin. SqFt **0**  
 Total Finished SqFt **1,728**  
 Total SqFt **1,728**

Lot Dimensions **Unknown**  
 Approx. Lot Size Acres **3.0000**  
 Legal Description **Pt NW NW 27-21-1E, 3 Acres**  
 Subdivision **None**  
 Builder's Name

### Room

Room	Approximate Size	Level
Living Room	11 x 12	Main
Dining Room	11 x 12	Main
Kitchen	12 x 18	Main
Family Room	x	
Bedroom 1	11 x 16	Main
Bedroom 2	11 x 14	Upper
Bedroom 3	10 x 15	Upper
Bedroom 4	x	
Bedroom 5	x	

### Schools

School District **Clinton Central School Corp.**  
 Elementary **Clinton Central**  
 Middle School **Clinton Central**  
 High School **Clinton Central**

### Utilities

Water Utility **Well**  
 Sewer **Septic**

### Directions and Remarks

Directions to Property **Take State Road 28 to Clinton County Road 500 East. Go South on County Road 500 E. approximately 3 miles. Home will be on the East side of the road.**

Remarks **Nice country home in Southeast Clinton County! This 3 bedroom home has had lots of updates over the last few years and offers country living at it's best. Nice hardwood floors, eat-in kitchen includes appliances, back to back fireplaces in living room and kitchen. Full bath with tub /shower combination and washer and dryer included. High efficiency furnace and central air conditioning. Attached garage and 200 amp electric service. Metal roof should last you a long, long time. Nice 3 acre site with a fenced area to keep children or pets. Big 40' x 55' pole barn will hold all of your stuff! Just a short drive to US 421 for easy access to Indy or points North.**

### Other Features

ARCHITECTURAL STYLE **Shotgun**  
 BASEMENT/FOUNDATION **Crawl**  
 BASEMENT MATERIAL **Block**  
 EXTERIOR **Vinyl**  
 LOT DESCRIPTION **Level, 3-5.9999**  
 SALE INCLUDES **Dishwasher, Refrigerator, Dryer-Electric, Range -Electric, Water Heater Electric, Water Softener-Owned**

AMENITIES **Ceiling Fan(s), Countertops-Laminate, Detector -Smoke, Eat-In Kitchen, Garage Door Opener, Porch Covered, Tub/Shower Combination, Main Floor Laundry**  
 HEATING/FUEL **Propane, Forced Air, Propane Tank Rented**  
 COOLING **Central Air**  
 PROPOSED FINANCING **Cash, Conventional, FHA, USDA, Indiana Housing Authority, VA**  
 WATER FEATURES **None**  
 ENERGY EFFICIENT **Windows**  
 ENRGY EFFCNT WIN/DOORS **Insulated Glass Windows**

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