



Frankfort 46041
 Listing Price **\$159,900**
 MLS # **202112159**
 Area **Clinton County**
 Listing Date **4/12/2021**
 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	Square Footage		
Style	Two Story	Garage/# of Cars		Above Grade Finished SqFt	1,749	
# Total Rooms	6	Garage Type		Above Grade Unfin. SqFt	0	
Total # Bedrooms	3	Waterfront Y/N	No	Below Grade Finished SqFt	0	
# Above Grade Bedrooms	3	Water Name		Below Grade Unfin. SqFt	437	
Total # Full Baths	2	Year Built	1900	Total Finished SqFt	1,749	
Total # Half Baths	0	Zoning		Total SqFt	2,186	
Fireplace Y/N	No	Annual Taxes	\$625.78	Room	Approximate Size	Level
FIREPLACE	None	Year Taxes Payable	2020	Living Room	14 x 15	Main
		Association Dues \$		Dining Room	15 x 13	Main
		Assoc. Dues Frequency	Not Applicable	Kitchen	12 x 11	Main
				Family Room	12 x 13	Main
Lot Dimensions	60 x 104			Bedroom 1	12 x 15	Upper
Approx. Lot Size Acres	0.1400			Bedroom 2	12 x 7	Upper
Legal Description	CATTERLINS ADD PT E END LT 17	Utilities		Bedroom 3	12 x 10	Upper
Subdivision	None	Water Utility	City	Bedroom 4	x	
Builder's Name		Sewer	City	Bedroom 5	x	
					x	
					x	

Directions and Remarks

Directions to Property **From 28 heading into Frankfort from the east, Turn north onto Maish Road. Turn left (W) onto Washington Ave, head W until reach Catterlin, Turn right (N), house will be on the left.**

Remarks **Perfect location near the park! This 3 bedroom 2 bath house has several updates, including new kitchen, windows, and exterior siding. HVAC, Hot water heater and plumbing all updated in the last 2 years! Fenced in yard with covered porch. Call to take a look!**

Other Features

BASEMENT/FOUNDATION	Partial Basement	HEATING/FUEL	Gas, Forced Air
BASEMENT MATERIAL	Brick	COOLING	Central Air
EXTERIOR	Vinyl	PROPOSED FINANCING	Cash, Conventional, FHA, USDA, VA
LOT DESCRIPTION	0-2.9999	ENRGY EFFCNT WIN/DOORS	Double Pane Windows
SALE INCLUDES	Dishwasher, Microwave, Refrigerator, Range -Electric		

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