



**Frankfort** **46041**  
 Listing Price **\$99,900**  
 MLS # **202114917**  
 Area **Clinton County**  
 Listing Date **4/29/2021**  
 REO Y/N **No**  
 Short Sale Y/N **No**  
 Auction Y/N **No**

**JOE RISSE**  
**REALTY INC.**  
[www.joerisse.com](http://www.joerisse.com)

### Property Information

Property SubType **Site-Built Home** Pool Y/N **No**  
 Style **One Story** Garage/# of Cars **1.0**  
 # Total Rooms **4** Garage Type **Attached**  
 Total # Bedrooms **2** Waterfront Y/N **No**  
 # Above Grade Bedrooms **2** Water Name  
 Total # Full Baths **1** Year Built **1945**  
 Total # Half Baths **0** Zoning  
 Fireplace Y/N **Yes** Annual Taxes **\$317.48**  
 FIREPLACE **Living/Great Rm** Year Taxes Payable **2020**  
**, Gas Log** Association Dues \$  
 Assoc. Dues Frequency **Not Applicable**

**Square Footage**  
 Above Grade Finished SqFt **880**  
 Above Grade Unfin. SqFt **0**  
 Below Grade Finished SqFt **0**  
 Below Grade Unfin. SqFt **0**  
 Total Finished SqFt **880**  
 Total SqFt **880**

Lot Dimensions **66' x 50'**  
 Approx. Lot Size Acres **0.0758**  
 Legal Description **GEM CITY PK ADD PT LT 45**  
 Subdivision **None**  
 Builder's Name

### Schools

School District **Community Schools of Frankfort**  
 Elementary **Suncrest**  
 Middle School **Frankfort**  
 High School **Frankfort**

### Utilities

Water Utility **City**  
 Sewer **City**

Room	Approximate Size	Level
Living Room	23 x 13	Main
Dining Room	x	
Kitchen	12 x 12	Main
Family Room	x	
Bedroom 1	10 x 12	Main
Bedroom 2	10 x 11	Main
Bedroom 3	x	
Bedroom 4	x	
Bedroom 5	x	

### Directions and Remarks

Directions to Property **From I-65 take State Road 28 into Frankfort to Jackson Street. Go North on Jackson Street to Green Street. Go East on Green Street to Harrison Street. Go North on Harrison Street. Home is on the East side of the Street.**

Remarks **Nice bungalow in great location near the TPA Park. Big living room with fireplace. 2 good sized bedrooms and attached garage. Petite lot is easy to care for. New Front door and storm door. Recent roof replacement too.**

### Other Features

ARCHITECTURAL STYLE **Bungalow**  
 BASEMENT/FOUNDATION **Crawl**  
 BASEMENT MATERIAL **Block**  
 EXTERIOR **Vinyl**  
 LOT DESCRIPTION **Level, 0-2.9999**  
 SALE INCLUDES **Water Heater Gas**

AMENITIES **Countertops-Laminate, Detector-Smoke, Disposal, Dryer Hook Up Gas/Elec, Range/Oven Hook Up Elec, Storm Doors, Tub/Shower Combination**  
 HEATING/FUEL **Gas, Forced Air**  
 COOLING **Central Air**  
 PROPOSED FINANCING **Cash, Conventional, FHA, USDA, Indiana Housing Authority, VA**  
 WATER FEATURES **None**  
 ENERGY EFFICIENT **Doors**  
 ENRGY EFFCNT WIN/DOORS **Storm Windows**

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