



TYPE/STYLE Site-Built Home / One Story
ROOMS 7
BEDROOMS 3
FULL BATHS 2
HALF BATHS 0
APX YEAR BUILT 1958
APX ABOVE GRADE FIN SQFT 1,320
APX BELOW GRADE FIN SQFT 0
APX BELOW GRADE UNFIN SQFT 0
APX TOTAL FINISHED SQFT 1,320
SELLING PRICE
CLOSING DATE

AREA Allen County
SUBDIVISION Brookfield
TOWNSHIP St Joe
ELEMENTARY Shambaugh
MIDDLE Jefferson
HIGH Northrop
PARCEL # 02-08-16-113-003.000-072
ASSESSED VALUE
ANNUAL TAXES \$1,021.52

LEGAL DESCRIPTION

Property Features

ASSOCIATION DUES \$ \$20.00	APX LOT DIMENSIONS 95 x 141	Garage/# of Cars 2.0
ASSOCIATION DUES FREQ. Annually	# ACRES 0.3000	Garage Dim. 22 x 24
OCCUPANCY Vacant	FLOOD PLAIN No	Garage Type Attached
EXTERIOR Aluminum, Shingle	WATER FRONTAGE	# Full Baths Upper 0
ROOF Asphalt	WATERFRONT No	# Half Baths Upper 0
FLOORING Hardwood Floors, Carpet, Vinyl	LAKE TYPE	# Full Baths Main 2
BASEMENT No	SEWER City	# Half Baths Main 0
		# Full Baths BG 0
		# Half Baths BG 0

Room Grid

	LEVEL	DIMENSIONS		LEVEL	DIMENSIONS
Living/Great Rm	Main	13 x 18	1st Bdrm	Main	12 x 11
Dining Rm		x	2nd Bdrm	Main	12 x 11
Kitchen	Main	12 x 10	3rd Bdrm	Main	10 x 10
Family Rm	Main	14 x 11	4th Bdrm		x
		x	5th Bdrm		x
		x	Den		x
		x	Loft		x
		x	Laundry	Main	5 x 5

ARCHITECTURAL STYLE Ranch
HEATING/FUEL Gas, Forced Air
COOLING Central Air
LOT DESCRIPTION Level
SALE INCLUDES Dishwasher, Cooktop-Electric, Water Heater Electric
WATER FEATURES None
FIREPLACE None
PROPOSED FINANCING Cash

AMENITIES Ceiling Fan(s), Disposal, Range/Oven Hook Up Elec
LOCATION City/Town/Suburb

Remarks and Directions

Remarks The seller has relocated and offering the real estate up for public auction. ***This is an Online Auction Only ending Tuesday, October 29 @ 3:00 pm and Open Houses will be held on Thursday, October 17th from (5-6) and Sunday, October 20th from (1-2). *** This home offer over 1320 sq. ft. of living space consisting of 3 bedrooms, living, family rooms and a eat in kitchen....PLUS a 2 car attached garage.....The home has gas force air heat and central air condition. Home sets on a large 95 x 141 lot. Auctioneer reserves the right to make changes to an auction, to split or combine lots, cancel, suspend, or extend the auction event. This property is LISTED at ASSESSED VALUE and may sell at, above, or below listed price depending on the outcome of the auction bidding.

Directions to Property St. Joe to Willowbrook Dr. Left on Penrose Dr.