

Property Type RESIDENTIAL

Status Active

Auction Yes

MLS #	202644450	2595 S 500 E Road	Columbia City	IN 46725	Status	Active	LP	\$0
	Area	Whitley County	Parcel ID	92-05-22-000-305.000-012	Type	Site-Built Home		
	Sub	None	Cross Street		Bedrms	3	F Baths	2
	Location		Style	One and Half Story	H Baths	0		
	School District	WHIT1	Elem	Coesse	JrH	Indian Springs	SrH	Columbia City
	Legal Description	NE NW4 SW4 Ex 10.02A S22 T31 R10 Containing 10.15 Acres						
	Directions	East of Columbia City on US 30 to Coesse, In thence south on Co. Rd 500 E						
Inside City Limits		City Zoning	County Zoning		Zoning Description			

Remarks This unique property offers 10 Acres with Pond, 1 1/2 Story Home, fireplace and full basement, above ground pool and attached 2 car Garage... Plus a 28 x 40 detached garage, 40 x 80 Heated Pole building, and a 24 x 40 lawn equipment building. Come and take a look at this Beautiful Property. This type of property doesn't come available very often.... <<< Special Note: This is a Cash Sale. The sale of this property may be financed; however, the sale of this property IS NOT CONTINGENT to financing approval.>>> This is an ONLINE Real Estate Auction. All offers must be submitted ONLINE. The current highest bid amount will be available to the public. The MINIMUM starting bid is \$ 300,000. Seller is downsizing and will review the Highest Offer on Tuesday, November 24 @ 3:00....There will be Two OPEN HOUSES....Sun. Nov. 8 (1-2) & Sun. Nov. 15 (1-2). **The Contents of the Personal Property in the Home will also be selling Online Bidding starts Nov. 10....

Sec	Lot	Lot Ac/SF/Dim	10.1500 / 442,134	334x1443	Src No	Lot Des	Rolling, Other, 10-14.999						
Township	Union	Abv Gd Fin SqFt	2,065	Below Gd Fin SqFt	1,617	Ttl Below Gd SqFt	1,617	Ttl Fin SqFt	3,682	Year Built	2001		
Age	25	New	No	Date Complete		Ext	Vinyl	Fndtn	Full Basement, Partially Finished		# Rooms	9	
Room	Dimensions	Inside City Limits	City Zoning		County	Zoning Description							
	DIM	L											
LR	15 x 18	M	Baths	Full	Half	Water	WELL	Dryer Hookup Gas	No	Fireplace	Yes		
DR	x		B-Main	2	0	Well	Private	Dryer Hookup Elec	No	Guest Qtrs	No		
FR	16 x 18	U	B-Upper	0	0	Sewer	Septic	Dryer Hook Up Gas/Elec	No	Split Flrpln	No		
KT	15 x 20	M	B-Blw G	0	0	Fuel /	Gas, Forced Air	Disposal	Yes	Ceiling Fan	No		
BK	x		Laundry Rm	Main		Heating		Water Soft-Owned	Yes	Skylight	No		
DN	x		Laundry L/W	5 x 6		Cooling	Central Air	Water Soft-Rented	No	ADA Features	No		
MB	13 x 15	M	AMENITIES	Disposal									
2B	11 x 12	M								Alarm Sys-Sec	No	Fence	
3B	10 x 11	M								Alarm Sys-Rent	No	Golf Course	No
4B	x		Garage	2.0 / Attached	/ 22 x 22 / 484.00	Pool	Yes	Garage Y/N	Yes				
5B	x		Outbuilding	2nd Detached	28 x 40	Pool Type	Above Ground	Garage Dr Opnr:	No				
RR	17 x 28	L	Outbuilding	Pole/Post	40 x 80 3200	Off Street Pk							
LF	x		Assn Dues	Not Applicable			SALE INCLUDES Dishwasher, Refrigerator, Oven-Gas, Range-Gas,						
EX	x		Other Fees	Sump Pump, Water Heater Gas, Water Softener-Owned									
WtrType	Restrictions		FIREPLACE Living/Great Rm, Gas Log										
Water Features	Water Access		Pond	Wtr Name									
	Pond		Wtr Frtg	Channel Frtg									
				Lake Type									

Virtual Tours:

Auction	Yes	Auction Reserve Price \$		Auction Date	10/28/2026	Auction Time	3:00
Auctioneer Name	Steve Ness			Auctioneer License #	AU01029310		
Financing: Proposed	Cash, Conventional			Exemptions			
Annual Taxes	\$2,907.00	Is Owner/Seller a Real Estate Licensee	No	Possession	day of closing		
List Office	Ness Bros. Realtors & Auctione - Off: 260-356-3911						

Pending Date		Closing Date		Selling Price		How Sold		CDOM	0
Ttl Concessions Paid	Sold/Concession Remarks								
Seller Concessions Offer Y/N	Seller Concession Amount \$								

Presented by: Cathy Woodman - Off: 260-356-3911 / Ness Bros. Realtors & Auctione - Off: 260-356-3911

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