Residential Client Full Detail Report

Schedule a Showing

Listings as 11/24/2026

Property Type RESIDENTIAL **Status** Active **Auction** Yes

MLS # 202647969 6702 Quail Ridge Lane Fort Wayne IN 46804 **Status** Active **LP** $223,600



Area Allen County **Parcel ID** 02-11-13-228-057.000-075 **Type** Condo/Villa

Sub Covington Creek Condos **Cross Street** **Bedrms** 3 **F Baths** 2 **H Baths** 2

Location **Style** Two Story

School District SWA **Elem** Haverhill **JrH** Summit **SrH** Homestead

Legal Description COVINGTON CREEK CONDOMINIUM BLDG 9 HOME E

Directions West Jefferson to Covington Road, west of Getz 1/4 mile across from Greenlawn Cemetery. Turn left onto Covington

Inside City Limits **City Zoning** **County Zoning** **Zoning Description**

Remarks Brick and cedar-shake end unit in Covington Creek Condos, set among mature trees and landscaped beds. This two-story home offers 3 bedrooms, 2 full and 2 half baths, 2,128 sq ft above grade, and a full basement. The main level features a living room with a brick fireplace and French doors to the patio, a dining area with chandelier, and an oak kitchen with gas range, dishwasher, and plenty of counter and cabinet space. A breakfast room opens to the fenced concrete patio, and a half bath with laundry is on the main floor. Upstairs are three bedrooms and two full baths, including a jetted tub and a spacious primary bedroom with ceiling fan. The lower level adds a large carpeted rec room, family room, office/hobby room, half bath, and generous unfinished storage and workshop space. Detached 2-car garage. Association pool, near walking trails, and MSD of Southwest Allen schools..... 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 $ 110,000. Having moved into a Retirement Community the Sellers will review the Highest Offer on Tuesday, December 15 @ 3pm. There will be Two Open House dates to view the property on Sun. Dec. 6 (1-2 pm) and Sun. Dec. 13 (1-2 pm). <<< 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 property is Listed at ASSESSED VALUE and may sell at, above, or below listed price depending on the outcome of the auction bidding.*** **The Contents of the Personal Property in the Home will also be selling Online Starting Dec. 2....

Sec **Lot** **Lot Ac/SF/Dim** / 0 none **Src** No **Lot Des** Level

Township Aboite **Abv Gd Fin SqFt** 2,128 **Below Gd Fin SqFt** 1,056 **Ttl Below Gd SqFt** 1,056 **Ttl Fin SqFt** 3,184 **Year Built** 1974

Age 52 **New** No **Date Complete** **Ext** Brick, Wood **Fndtn** Full Basement **# Rooms** 11

Room Dimensions **Inside City Limits** **City Zoning** **County** **Zoning Description**

	DIM	L
LR	14 x 23	M
DR	11 x 12	M
FR	15 x 22	B
KT	11 x 10	M
BK	10 x 13	M
DN	8 x 10	B
MB	14 x 16	U
2B	11 x 13	U
3B	11 x 13	U
4B	x	
5B	x	
RR	15 x 20	B
LF	x	
EX	x	

Baths **Full** **Half** **Water** CITY

B-Main 0 1 **Well**

B-Upper 2 0 **Sewer** City

B-Blw G 0 1 **Fuel /** Gas, Forced Air

Laundry Rm Basemen **Heating**

Laundry L/W 3 x 6 **Cooling** Central Air

AMENITIES 1st Bdrm En Suite, Alarm System-Security, Ceiling Fan(s), Disposal, Dryer Hook Up Electric, Jet Tub, Near Walking Trail, Patio Open, Porch Open, Range/Oven Hook Up

Garage 2.0 / Detached / 20 x 22 / 440.00

Outbuilding None x

Outbuilding x

Assn Dues $495.00 Monthly

Other Fees $560.00 Annually

Restrictions Yes

Dryer Hookup Gas No **Fireplace** Yes

Dryer Hookup Elec Yes **Guest Qtrs** No

Dryer Hook Up Gas/Elec No **Split Flrpln** No

Disposal Yes **Ceiling Fan** Yes

Water Soft-Owned No **Skylight** No

Water Soft-Rented No **ADA Features** No

Alarm Sys-Sec Yes **Fence**

Alarm Sys-Rent No **Golf Course** No

Jet/Grdn Tub No **Nr Wlkg Trails** Yes

Pool Yes **Garage Y/N** Yes

Pool Type Association **Garage Dr Opnr:** No

Off Street Pk Yes

SALE INCLUDES Washer, Dryer-Electric

FIREPLACE Living/Great Rm

WtrType **Water Features** **Water Access** **Wtr Name**

Wtr Frtg **Channel Frtg**

Lake Type

Virtual Tours:

Auction Yes **Auction Reserve Price $** **Auction Date** 11/24/2026 **Auction Time** 3:00 PM

Auctioneer Name Kurt Ness **Auctioneer License #** AU01026833

Financing: **Proposed** **Exemptions** **Year Taxes Payable** 2026

Annual Taxes $668.82 **Is Owner/Seller a Real Estate Licensee** No **Possession** DOC

List Office Ness Bros. Realtors & Auctione - Off: 260-459-3911

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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