



Residential/Condo Media: 12 <http://www.distinctivein>

BLC#: 21029198 RES Status: Active Area: 4904

LP: \$1,850,000

10741 Sand Key Cl

Lt: 39.9211

Ln: -85.971

Map:

Town: Indianapolis

Twp: Lawrence

Zip: 46256

School: Lawrence

Legal: Masthead

Section: 4

Lot: 136

Township

Tax ID: MAR4022623

Multi-Tax ID:

Solid Waste: N

County: Marion

Subdiv: Masthead

Tax Exempt: HmTxEx, MortTaxEx

Semi-Tax: \$4,763

Builder/Project/Contractor:

Const.Stage:

Yr Built: 1993

Tax Yr Due: 2009

Est.Comp.Date:

Loc:

Rooms: 13 Bd: 5

SqFt	FB	HB
Upper: 1,641	Upper Bth: 2	0
Main: 2,658	Main Bth: 1	1
Approx M/U Total: 4,299	Bsmt Bth: 2	0
Basement: 2,752	Total: 5	1
Approx M/U & WOBSM: 7,051		
% Finished Basement: 75+%		
Source: Floorplans		

Approx. Room Sizes/Descriptions

Living:	L	F	W	Master:	L	F	W	
Family Rm:	35x25	B	C	Y	16x16	M	C	Y
Great Rm:	25x21	M	C	Y	15x13	U	C	Y
Dining:	14x13	M	C	Y	13x12	U	C	Y
Kitchen:	14x13	M	L	Y	14x11	B	C	Y
Brkfst Rm:	14x12	M	L	Y	30x23	U	C	Y
LaundryRm:	9x8	M	L	Y	17x16	B	L	Y
				Office:	9x8	M	C	Y

Floor#: Unit Entry Level:
Levels: 2 Levels
Baths: 6
Parking:

Bas: Y/9ft+Ceil, Finished, WalkOut

Foundation: BsmtPrCnc

Frpplc: 2/Basement, GreatRoom,

GasStarter, GasLog

Gar: Y/3CATC/GROPN,HEATD,KEYLS

Directions

FALL CREEK TO SAND KEY LANE TO SAND KEY CIRCLE. PRIVATE DRIVE OFF END OF CUL-DE-SAC.

Property Description

Recently updated kitchen and new hardwoods thru main-New carpet on LL. Geist waterfront, main body of water, views from almost every rm, including the in-laws/apartment w/kit & separate entrance that can be reached by the elevator that goes to all three levels. Mstr ste on main w/spectacular view & 2 WI closets. Upstairs bdrm w/handicap accessible bath & wired for monitoring camera. Outdoor tile surround fenced pool area overlooking 3 boat docks. Walkout LL w/bar, 2 bdrms/2 baths, 2nd laundry.

Agent to Agent Remarks: Exclusions & Commission Disclosures & Financial Information

EXCLUDES BOTH WASHERS/DRYERS ON MAIN LEVEL AND LL, REFRIGERATOR & FREEZER IN GARAGE, FREEZER IN LL, LARGE GAS GRILL. EXCLUDE WIND MOBILE, ALL FLAT SCREEN TV'S .

Description

Life Style: Detached
Master BR: BathHalf, FullShrStl, MainLevel, WalkinClos, WhirlpTub
Appl: CookTopGas, Dishwasher, GrbgDispsl, JennType, OvenBltln, OvenDouble, RefBltln, RefrigBar
Equip: ElevPrivate, MultPhnLin, SecAlrmMon, SmokeAlarm, SmpPmp w/Bac, SurrndSnd, WetBar, WtrSftnPd
Lot Info: Cul-De-Sac, DockOwned, OnReservor
Lot Size: .40 **Acres:** 1/4-1/2 Acre # of Acr: 0.40

Exterior: DrivitType
Areas: DblSinksMn, FamilyRoom, GreatRoom, In-lawQtrs, LndryRmMn
Porch: PatioCovrd, DeckMain
Eating Area: CntrIsland, FormalDR
Interior Amen: AtticAcces, B/InBkShlv, CeilCath, HndcpAcces, ScrnCompt, WalkInClos
Exterior Amen: DrvAsphalt, FenceFullR, PoolBlwGnd, SprnklrSys
Condo Description:

Utilities

Heating: ForcedAir
Cooling: CentrElec, CeilPadFan
Utility Option: CableConn, GasConn

Fuel: Gas
Water Htr: Gas
Primary Water Src: MunWtrConn
Primary Sewage Disp: MunSwrConn

Financial/Association Information

Poss Fincg: Conventnl, ICON
Fee Includes: AssocHmOwn, EntryComm, InsCommon, MaintCommon, RemvISnow, SharedSec
Ownshp Int: MandFee
Fee Pd: Annually **Fee Amt:** \$425

Office Information

TUCK17 : F.C. Tucker Company
LAgt: 23890 : Donna Dellen
Team Name:
CoAgt/Asst:
Con1:
Con2:
Disc:
Insp/Warr: Not Applicable
OP: 317-570-3800
Pref: 317-250-8115
Hm: 317-844-2648
Pref:
Disc Other: MEDIA,AGOWN,DEFNN
OF: 317-570-3810
PF:
Ofc Ext: 0
Type: Exclusive Right to Sell
Poss: Negotiable
Auction Lic#:
Direct Soliciting: N
Fdbk Email: donnad@talktotucker.com
Show: 317-955-5555
Cell: 317-250-8115
Dir:
Var: N
LD: 06/01/2010
XD:
WD:
Fdbk: 317-250-8115
VM:
Toll:
Pager:
BAC: %2.04
Entry Date: 06/01/2010
Chg Date: 06/28/2010