



Kimberly Carpenter
 Broker - Keller Williams Indy Metro NE
Creating friendships, one home at a time



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7628 Wickfield Dr, Indianapolis, IN 46256
 Prop Sub/Trans: Single Fam/Sale Media: [20](#) Status: **Active**
 School Dist: Lawrence Township Area: 4904 - Marion - Lawrence BLC#: **21390995** List/MoRnt \$: \$153,000
 Subdivision: COPPERFIELD County: Marion DOM/CDOM: 44/44 Year Built: 1985
 Legal Desc: COPPERFIELD SEC V L 108 Twp: Lawrence Section/Lot: V/108
 Bldr/Prjct/Cont: New Const: No Stage: Est.Comp. Date: - -

Tax ID: [490225134006000400](#) MultiTax ID: Solid Waste: Yes
 Semi Tax: \$480 Tax Year Due: 2015 Tax Exempt: HmTxEx, MortTaxEx



	Soft
Upper:	0
Main:	1,461
Apprx M/U Ttl:	1,461
Basement:	0
Apprx M/U & Bsmnt:	1,461
% Fin Bsmnt:	
Source:	Assesso

	FB	HB	BD
Upper:	0	0	0
Main:	2	0	3
Bsmnt:	0	0	0
Total:	2	0	2

Beds: 2
 Baths: 2/0
 # Rooms: 7
 Floor #:
 Levels: 1 Level
 Unit Entry Lvl:

Garage: Yes, 2CarAttach
 Parking: No
 Basement: No
 Foundation: Slab
 Virtual Tour: http://www.tourfactory.com/1470160/r_MIBOR
 Web Link: <http://www.7528wickfielddrive.com>
 Web Link2: <http://www.kimsellsindy.com>



Room Type	Dimensions	Level	Floors	Window Trtmt	Room Type	Dimensions	Level	Floors	Window Trtmt
Master Bedroom	18x12	Main	Carpeting	No	2ndBedroom	12x12	Main	Carpeting	No
3rdBedroom	12x10	Main	Carpeting	No	DiningRoom	11x10	Main	Carpeting	No
GreatRoom	20x16	Main	Carpeting	No	Kitchen	13x11	Main	Vinyl	No
SunRoom	13x9	Main	Other	No					

Directions
 From 75th & Hague, North on Hague Rd to Copperfield entrance on right. Turn into Copperfield & proceed to 4-way stop, turn left on Wickfield to home.

Property Description
 Welcome home to this well maintained 3BR/2BA home in sought after Copperfield. This home features an open floor plan w/a vaulted GR w/woodburning fireplace that is surrounded by built-ins, a fully equipped kit, for DR, spacious master suite w/built-in vanity, WIC & dbl sinks, two additional bedrooms & laundry room w/lots of storage. Relaxing sunrm & new deck overlkng the rear yard w/organic gardens. Many updates: HVAC, landscaping, storm doors, etc. Great home, just waiting on a new owner.

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

Exclude washer, dryer, cabinets and shelves in garage

Lifestyle:		Description	
Exterior:	Detached	Arch Style:	Ranch
Master Bedroom:	CompSidCmt	Porch:	DeckMain, PorchScrnd
Appliances:	DblSinks, FTub w/Shr, SplitBedRm	Areas:	LndryRmMn
Equipment:	Dishwasher, GrbgDispsl, JennType, MicroHood, O/RElec, Refrigratr	Eating Area:	FormalDR
Lot Info:	WtrSftnPd	Interior Amen:	AtticAcces, B/IBkShlv, CeilVlt, WlKInClos, WinTherm
Lot Size:	StormSewer	Exterior Amen:	DrvConcret
	0.15 AC	# of Acres:	0.15
	Acres:		Condo Descrip:

Utilities/Environmental

Heating:		Fuel:	
Cooling:	HeatPump	Primary Wtr Source:	Electric
Water Heater:	CentrlElec, HeatPump	Primary Sewage Disp:	MunWtrConn
Utility Option:	Electric		MunSwrConn

Financial/Association Information

Possible Financing:		Green CertificateNo	
Ownership Int: <td>Conventnl, ICON, FHA, VA</td> <td>Fee Paid:</td> <td>Annually</td>	Conventnl, ICON, FHA, VA	Fee Paid:	Annually
Fee Includes:	MandFee	Fee Amnt:	\$300
	AssocHmOwn, EntryComm, InsCommon, MainCommon, RemvlSnow		

Contract/Office Information

List Type:		BAC:		Insp/Warr:		LD:	
Circumstances of Sale:	Exclusive Right to Sell	3.5 %	Var: No	Not Applicable	12/14/2015		12/14/2015
Show:	Yes	Disc:	Not Applicable	Disc Oth:	12/14/2015		12/15/2015
LOfc:	FHA Cert:	Show Dt:	12/14/2015	Poss:	12/14/2015		A/C Dt:
LAGt:	KW1N05: Keller Williams Indy Metro NE	OP:	317-564-7100 X:	OF:	317-564-7111 Dir:		XD:
	15467: Kimberly S Carpenter	Pref:	317-509-4000	Cell:	317-509-4000 Hm:	317-509-4000	06/14/2016
VM:		PF:				317-509-4000	TOM Dt:
Team:		Fdbk:	317-509-4000	Toll:		317-955-5555	WD:
CoAgT:	37042 : Joshua Carpenter	Pref:	317-402-9111	Fdbk:	sold@kimsellsindy.com		
Con1:		Type:		Ph:			Chg Dt:
Con2:		Type:		Ph:			01/27/2016

Requested By: Kimberly S Carpenter. Information Deemed Reliable, but not Guaranteed © MIBOR Wednesday, January 27, 2016 04:18 PM