



**10015 Plantana Boulevard, Fishers, IN 46038**

Prop Sub/Trans: **Single Fam/Sale** Media: **24** Status: **Active**  
 School Dist: **Hamilton Southeastern** Area: **2912 - Hamilton - Fall Creek** BLC#: **21619547** List/MoRnt \$: **\$200,000**  
 Schools: **Cumberland Road Elementary, Fishers High, Fishers Junior High, Sand Creek Intermediate** DOM/CDOM: **0/0** Year Built: **1996**  
 Subdivision: **PLANTANA** Virtual Tour: **<http://www.tourfactory.com/>** Section/Lot: **1/54**  
 Legal Desc: **ACREAGE .21, SECTION 20,** Interactive VT:  
 Bldr/Prjct/Cont: **No** New Const: **No** Stage: **No** Est.Comp. Date:



Tax ID: **291120002054000020** MultiTax ID: **No** Solid Waste: **No**  
 Semi Tax: **\$689** Tax Year Due: **2018** Tax Exempt: **HomesteadTaxExemption, MortgageTaxExemption**

	Soft
Upper:	
Main:	<b>1,456</b>
Apprx M/U Ttl:	<b>1,456</b>
Basement:	<b>0</b>
Apprx M/U & Bsmnt:	<b>1,456</b>
% Fin Bsmnt:	
Source:	<b>Assessor</b>

	FB	HB	BD	RM
Upper:	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>
Main:	<b>2</b>	<b>0</b>	<b>3</b>	<b>6</b>
M/U Ttl:	<b>2</b>	<b>0</b>	<b>3</b>	<b>6</b>
Bsmnt:	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>
Total:	<b>2</b>	<b>0</b>	<b>3</b>	<b>6</b>

Beds: **3**  
 Baths: **2/0**  
 # Rooms: **6**  
 Floor #: **1 Level**  
 Levels: **1 Level**  
 Unit Entry Lvl:

Garage: **Yes, 2CarAttach, GarageDoorOpener, KeylessEntry**  
 Parking: **1, DiningRoom, WoodBurning**  
 Basement: **No**  
 Foundation: **Slab**  
 Web Link: **<http://www.10015plantanablvd.com>**  
 Web Link2: **<http://www.wesellindyteam.com>**

Recent: **02/22/2019 : NEW**  
 Next OH: **Public: Sun Feb 24, 1:00PM-3:00PM**

Room Information

Room Type	Dimensions	Level	Floors	Window Trtmnt	Room Type	Dimensions	Level	Floors	Window Trtmnt
Master Bedroom	13x12	Main	LaminatedHardwood	Yes	Bedroom 2nd	12x11	Main	LaminatedHardwood	Yes
Bedroom 3rd	14x11	Main	LaminatedHardwood	Yes	Dining Room	20x12	Main	LaminatedHardwood	Yes
Great Room	21x14	Main	LaminatedHardwood	Yes	Kitchen	13x12	Main	LaminatedHardwood	Yes

Directions

**N on Cumberland from 131st to Plantana Blvd. E on Plantana Blvd to 10015 across from the park**

Property Description

Welcome home! This updated 3BR/2BA ranch home Fishers shows like a model! Located across from the neighborhood park w/ playground, basketball court, walking trail & pool, what a great location. The pride of ownership shines thru as soon as you enter. Cozy GR that opens to the gathering rm w/ woodburning frplc & kit right out of a HGTV episode with the white cabinets, butcher block island, floating shelves, black stainless applcs & subway tile backsplash. New wide plank Pergo floors thruout. New HVAC system, water heater, exterior light fixtures, door knobs, fans. All appliances included, even the new washer & dryer. You can enjoy your own firepit in your fenced yard, enjoy a walk around the park or enjoy all that Fishers has to offer.

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

**Relocation documents required, see media attachments. Seller has surveyor's location report, available upon request.**

Description

Condo Type: **Detached** Condo Descrip:  
 Property Attached YN: **Detached** Common Walls:  
 Lifestyle: **Ranch** Arch Style:  
 Exterior: **Brick, Vinyl** Porch: **PatioOpen, PorchCovrd**  
 Master Bedroom: **BedRoomSplit, ClosetWalkin** Areas: **Laundry Closet**  
 Appliances: **Dishwasher, Dryer, GrbgDispsl, MicroHood, O/RElec, Refrigeratr, Washer** Eating Area: **Dining/ GreatRoomCombo, Kitchen Updated**  
 Equipment: **SmokeAlarm, WaterSoftenerPaid** Interior Amen: **WalkInCloset, WindowsThermal, WindowsVinyl, WoodWorkPainted**  
 Lot Info: **Curbs, Sidewalks, Suburban, TreeMature** Exterior Amen: **DrivewayConcrete, FenceFullRear, FirePitOutdoor, PoolCommunity, TennisCommunity**  
 Lot Size: **9,100** Acres: **<.25 Acre** # of Acres: **0.21**

Utilities/Environmental

Heating: **ForcedAir, HeatPump** Fuel: **Electric**  
 Cooling: **Central Electric, Fans Ceiling Paddle** Primary Wtr Source: **Municipal Water Connected**  
 Water Heater: **Electric** Primary Sewage Disp: **Municipal Sewer Connected**  
 Utility Option: **Cable Connected, High Speed Internet Available** Green Certificate: **No**

Financial/Association Information

Possible Financing: **Conventional, InsuredConventional, FHA, VA** Fee Paid: **Annually** Fee Amnt: **\$495**  
 Ownership Int: **ActSpCAsmt, MandFee**  
 Fee Includes: **AssociationHomeOwners, InsuranceCommonArea, MaintenanceCommonArea, NatureArea, ParkPlayground, Pool, ProfessionalMgmt, SnowRemoval, Tennis**  
 Mgmt Co.: **Kirkpatrick** Mgmt Phone: **317-594-5720** More than 1 Assoc: **No**

Contract/Office Information

List Type: **Exclusive Right to Sell** BAC: **3.0 %** Var: **Yes** Insp/Warr: **Not Applicable** LD: **02/22/2019**  
 Circumstances of Sale: **Not Applicable** Disc Oth: **Sales Disclosure Supplements** Ent D: **02/22/2019**  
 Show: **No** Show Dt: **02/24/2019** Poss: **Negotiable** Dir Solicit: **No** A/C Dt:  
 LOfc: **EXPL01: eXp Realty, LLC** OP: **812-734-6048** X: OF: Dir: **08/22/2019**  
 LAgt: **15467: Kimberly S. Carpenter** Pref: **317-509-4000** Cell: **317-509-4000** Hm: **317-509-4000** TOM Dt:  
 VM: PF: Toll: Show: **317-955-5555** WD:  
 Team: Fdbk: **317-509-4000** Fdbk: **sold@kimsellsindy.com** Chg Dt: **02/22/2019**  
 Closed:

