



Cross Property 360 Property View

8372 FALKIRK Drive, Avon, IN 46123

Listing

8372 FALKIRK Drive, Avon, IN 46123

Prop Sub/Trans: **Single Fam/Sale** Media: **25** Status: **Active** BLC#: **21615897** List/MoRnt \$: **\$243,000***
 School Dist: **Avon Community** Area: **3204 - Hendricks - Washington** DOM/CDOM: **37/37** Year Built: **2005**
 Subdivision: **IANS POINTE** Virtual Tour: **https://www.tourfactory.com/2121116** Section/Lot: **2/128**
 Legal Desc: **Lot 128 Ians Pointe Ph 2** Interactive VT: **No** Stage: **No** Est. Comp. Date:
 Bldr/Prjct/Cont: **No** New Const: **No**

Tax ID: **320736343006000031** MultiTax ID: **No** Solid Waste: **No**
 Semi Tax: **\$808** Tax Year Due: **2018** Tax Exempt: **HomesteadTaxExemption, MortgageTaxExemption**



	Sqft
Upper:	1,493
Main:	1,086
Apprx M/U Ttl:	2,579
Basement:	0
Apprx M/U & Bsmnt:	2,579
% Fin Bsmnt:	
Source:	Assessor

	FBHB	BD	RM	Bed:
Upper:	2	0	4	4
Main:	0	1	0	4
M/U Ttl:	2	1	4	8
Bsmnt:	0	0	0	0
Total:	2	1	4	8

Baths: **2/1**
 # Rooms: **8**
 Floor #: **2 Levels**
 Levels: **2 Levels**
 Unit Entry Lvl:

Garage: **Yes, Attached, GarageDoorOpener, FinishedGarage**
 Garage Spaces: **2** Fireplace: **0**
 Basement: **No**
 Foundation: **Slab**
 Web Link: **https://www.8372falkirkdrive.com**
 Web Link2: **http://www.wesellindyteam.com/**

Recent: **03/06/2019 : DECR : \$250,000->\$243,000**

Room Information

Room Type	Dimensions	Level	Floors	Window Trtmnt	Room Type	Dimensions	Level	Floors	Window Trtmnt
Master Bedroom	19x18	Upper	Carpeting	No	Bedroom 2nd	15x11	Upper	Carpeting	No
Bedroom 3rd	14x11	Upper	Carpeting	No	Bedroom 4th	14x10	Upper	Carpeting	No
Breakfast Room	12x10	Main	Tile-Ceramic	No	Den Library	14x12	Main	Laminated Hardwood	No
Great Room	20x17	Main	Laminated Hardwood	No	Kitchen	17x12	Main	Tile-Ceramic	No

Directions

10th Street (E CR 100 N) between Ronald Reagan Pkwy and Dan Jones Rd (N CR 800 E) to Ian's Pointe N'hood. Turn in on Kinross and follow to "T". Turn Left to Home.

Property Description

This home has much to offer, with its flexible floor plan...Spacious great room with Entertainment center that stays & wood laminate floors leading to a great flex space with doors that could be an office, workout room or playroom. Fully equipped kitchen with Electric range, dishwasher, microwave, refrigerator that is open to the dining area & access to the large deck. Upstairs features a large master suite with walk in closet, double sinks, tub & sep shower. 3 add'l bedrooms, all with walk in closets & an additional bath complete the upper level. Main floor laundry/mudroom with chest freezer included. Relax on your front porch or large deck overlooking your fenced yard with pond view. Storage shed also. Don't wait...come today!

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

All kitchen appliances stay. Chest freezer in laundry stays. Entertainment center in great room stays. Washer/dryer excluded. Can lights were added in the great room, that is what the spots are from.

Description


Condo Type:	Property Attached YN: Detached	Condo Descrip:	Common Walls:
Lifestyle:	Exterior: Brick, Vinyl	Arch Style:	Two Story
Master Bedroom:	ClosetWalkin, ShowerStallFull, SinksDouble, TubGarden	Porch:	DeckMain, PorchCovered
Appliances:	Dishwasher, SepFreezer, GrbgDispsl, MicroHood, O/RElec, Refrigeratr	Areas:	Laundry Room Main Level
Equipment:	SecurityAlarmPaid, SmokeAlarm	Eating Area:	Dining/KitchenCombo
Lot Info:	Pond, TreesSmall	Kitchen Features:	Breakfast Bar, Center Island
Lot Size:	76x147 Acres: .25-.49 Acre	Interior Amen:	CathedralCeiling, WoodWorkPainted
		Exterior Amen:	BarnMini, DrivewayConcrete
		# of Acres:	0.26
		Utilities/Environmental	

Heating:	HeatPump	Fuel:	Electric	Green Certificate: No
Cooling:	Central Electric	Primary Wtr Source:	Municipal Water Connected	
Water Heater:	Electric	Primary Sewage Disp:	Municipal Sewer Connected	
Utility Option:	Cable Available			

Financial/Association Information

Possible Financing:	Conventional, InsuredConventional, FHA, VA	Fee Paid:	SemiAnnual	Fee Amnt: \$125
Ownership Int:	MandFee	HOA Disclr:		
Fee Includes:	EntranceCommon, MaintenanceCommonArea	Mgmt Phone: 317-875-5600	More than 1 Assoc:	
Mgmt Co.:	CASI			

Contract/Office Information

List Type: **Exclusive Right to Sell**
Circumstances of Sale: **None**
Show: **Yes** FHA Cert:
LOfc: [EXPL01: eXp Realty, LLC](#)
LAgt: [15467: Kimberly Carpenter](#) 

VM:

Team:

BAC: **3.0 %** Var: **No** Insp/Warr: **Not Applicable**
Disc: **Not Applicable** Disc Oth: **Sales Disclosure Supplements**
Show Dt: **01/29/2019** Poss: **Negotiable** Dir Solicit: **No**
OP: **812-734-6048** X: OF: Dir:
Pref: **317-509-4000** Cell: **317-509-4000** Hm: **317-509-4000**
PF: Toll: Show: **317-955-5555**
Fdbk: **317-509-4000** Fdbk: sold@kimsellsindy.com

LD: **01/28/2019**
Ent D: **01/29/2019**
A/C Dt:
XD: **07/28/2019**
TOM Dt:
WD:
Chg Dt: **03/06/2019**
Closed: