

9233 Lakewind Court, Indianapolis, IN 46256

Prop Sub/Trans: **Single Fam/Sale** Media: **59** Status: **Active**
 School Dist: **Lawrence Township** Area: **4904 - Marion - Lawrence** BLC#: **21724638** List/MoRnt \$: **\$350,000**
 Subdivision: **MOORINGS** Virtual Tour: **https://www.tourfactory.com/2768042** DOM/CDOM: **1/1** Year Built: **1994**
 Legal Desc: **MOORINGS - PHASE 6 L 183** Interactive VT: **https://my.matterport.com/show/?m=KPTK4wHwAVk** Section/Lot: **6/183**
 Bldr/Prjct/Cont: New Const: **No** Stage: Est.Comp. Date:



Tax ID: **490117104015000400** MultiTax ID: Solid Waste: **No**
 Semi Tax: **\$1,552** Tax Year Due: **2019** Tax Exempt: **HomesteadTaxExemption, MortgageTaxExemption**

	Sqft
Upper:	1,249
Main:	1,261
Apprx M/U Ttl:	2,510
Basement:	690
Apprx M/U & Bsmnt:	3,200
% Fin Bsmnt:	75+%
Garage:	484
Source:	Assessor

	FB	HB	BD	RM	Bed:	4
Upper:	2	0	4	4	Baths:	2/1
Main:	0	1	0	4	# Rooms:	9
M/U Ttl:	2	1	4	8	Floor #:	
Bsmnt:	0	0	0	1	Levels:	2 Levels
Total:	2	1	4	9	Unit Entry Lvl:	

Garage: **Yes, Attached, GarageDoorOpener**
 Garage Spaces: **2** Fireplace: **1, GreatRoom, WoodBurning**
 Basement: **Yes, Finished, Partial**
 Foundation: **BasementConcretePoured**
 Web Link: **http://www.wesellindyteam.com/**

Recent: **07/15/2020 : NEW**

Room Information

Room Type	Dimensions	Level	Floors	Window Trtmnt	Room Type	Dimensions	Level	Floors	Window Trtmnt
Master Bedroom	13x15	Upper	Carpeting	No	Bedroom 2nd	13x12	Upper	Carpeting	No
Bedroom 3rd	12x13	Upper	Carpeting	No	Bedroom 4th	12x13	Upper	Carpeting	No
Bonus Room	15x24	Basement	Carpeting	No	Breakfast Room	12x11	Main	Tile-Ceramic	No
Dining Room	12x12	Main	Hardwood	No	Family Room	20x15	Main	Carpeting	No
Kitchen	12x12	Main	Tile-Ceramic	No	LaundryRm	6x7	Main	Tile-Ceramic	No
Living Room	12x14	Main	Hardwood	No	Rec/Play Room	12x14	Basement	Carpeting	No

Directions

From 96th and I69 head east on 96th St. Turn R on Mud Creek Road. Turn L on Southwind Dr. Turn R on Lakewind Dr. Turn L on Lakewind Ct to home at back of cul-de-sac.

Property Description

Wow! Check out this updated 4BR 2.5BA home in sought after Moorings in Lawrence Township. Walk in to the two story foyer to find a formal dining room and living room. Head to the back of the home to find updated kitchen with granite and hardwood floors overlooking the breakfast room and family room with fireplace. Just off the family room is a screened in porch overlooking backyard with deck, large trees and small fire pit. Finished basement offers plenty of room for entertaining and includes mini-fridge and microwave. Upstairs features 3 nicely sized bedrooms in addition to the master suite with walk-in closet, updated master bath with glass shower and double vanity. Neighborhood offers tennis and wonderful pool. Come take a look today!

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

Showings to begin 7/16/2020. Please direct all questions and offers to co-agent, Josh Carpenter 317-402-9111 / josh@wesellindyteam.com.

Description

Condo Type: Condo Descrip:
 Property Attached YN: **Detached** Common Walls:
 Lifestyle: Arch Style: **TraditonalAmerican**
 Exterior: **Brick, CompositionSidingCement** Porch: **DeckMain**
 Master Bedroom: **ClosetWalkin, SinksDouble, Suite, TubFull/SepShower** Areas: **Foyer - 2 Story, Laundry Room Main Level**
 Appliances: **Dishwasher, MicroHood, O/RElec** Eating Area: **BreakfastRoom, DiningRoomFormal**
 Equipment: **SmokeAlarm, SumpPump** Kitchen Features: **Center Island**
 Lot Info: **Curbs, Sidewalks, TreeMature** Interior Amen: **HardwoodFloors, WindowsVinyl, WoodWorkStain/Painted**
 Lot Size: **22,477** Acres: **.5-.99 Acre** # of Acres: **0.52**
 Pet Deposit: Refundable: Exterior Amen: **DrivewayConcrete, FirePitOutdoor, PoolCommunity**
 Utilities/Environmental

Heating: **ForcedAir** Fuel: **Gas**
 Cooling: **Central Electric** Primary Wtr Source: **Municipal Water Connected**
 Water Heater: **Gas** Primary Sewage Disp: **Municipal Sewer Connected**
 Utility Option: Green Certificate: **No**

Financial/Association Information

Possible Financing: **Conventional, InsuredConventional, FHA, VA** Fee Paid: **Annually** Fee Amnt: **\$525**
 Ownership Int: **MandFee** HOA Disclsr:
 Fee Includes: **AssociationHomeOwners, InsuranceCommonArea, MaintenanceCommonArea, Pool, SnowRemoval, Tennis**
 Mgmt Co.: **Moorings Homeowners Association** Mgmt Phone: **317-564-7100** More than 1 Assoc: **No**

Contract/Office Information

List Type: **Exclusive Right to Sell** BAC: **3.0 %** Var: **No** Insp/Warr: **General** LD: **07/15/2020**
 Circumstances of Sale: Disc: **Not Applicable** Disc Oth: **Defects/None Noted, Seller's Disclosure Supplements** Ent D: **07/15/2020**
 Show: **No** FHA Cert: Show Dt: **07/16/2020** Poss: **Negotiable** Dir Solicit: **No** A/C Dt:
 LOfc: **TRBL01: Trueblood Real Estate** OP: **317-288-5148 X:** OF: Dir: **01/15/2021**
 LAgt: **15467: Kimberly S. Carpenter** Pref: **317-509-4000** Cell: **317-509-4000** Hm: **317-509-4000** TOM Dt:
 VM: PF: Show: **317-955-5555** WD:
 Team: Fdbk: **317-509-4000** Toll: **sold@kimsellsindy.com** Chg Dt: **07/15/2020**
 CoAgt: **37042 : Joshua Carpenter** Pref: **317-402-9111** Fdbk: **sold@kimsellsindy.com** Chg Dt: **07/15/2020**
 Closed:

Requested By: Joshua Carpenter. Information Deemed Reliable, but not Guaranteed © MIBOR Wednesday, July 15, 2020 02:02 PM

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