

**NEW PRICING!!!**  
**\$619,900.00**



Listing #	Property Address	Property Type	RMS	BRMS	Baths	Location	Price	Finished Sq. Ft
	263 Wellfield Ct.	2-story	9	3	2 1/2	Nappanee	\$749,900	2590



**Phil Hahn & Associates**  
**Realtors & Auctioneers**  
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Information Herein Believed to Be Accurate But Not Warranted

*\$587,000 2/19/26*  
*conv. NO SA*

Salesman: Scot Honeycutt  
[scot@hahnrealtyandauction.com](mailto:scot@hahnrealtyandauction.com)  
 Telephone: 574-354-8102  
 Tax Code: 20-13-25-451-040.000-021  
 Owner: Wellfield  
 Legal Descript: Wellfield Subdivision lot 26 (TIF 184)

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Lot Size	90x170	W.W. Carpet	No	1st Floor	Other
Annual Tax	New construction	Draperies	No	Approx. Sq. Ft.	1295 1295
Construction	Wood	Softener	X	Living Room	17x23.3
Age-Cond.	New-2024	Disposal	X	Dining Room	20.6x17.11
Possession	Closing	Microwave	X	Kitchen	
School District	WaNee	Dishwasher	X	Family room	
Terms	Cash, conv., USDA, FHA	Refrigerator	X	Bedroom	15.4x18.11
NIPSCO avg.		Range-G/E	X	Bedroom	10.1x13.6
Type Heat	GFA	Air. Cond.	C	Bedroom	12.9x13.5
Type Wtr.Htr	Gas	Fireplace	G	Bedroom	
Type Roofing	Asphalt	Insulation	X	Baths	1/2 1 3/4
Interior Walls	Drywall	Storm Doors	X	Utility Room	8.5x9
Type Siding	Vinyl/stone	Storm Wds.	X	Type Floors	Wood, laminate
Elec. AMPS	200	City Water	X	Garage	3-car attached
Type Windows	Double hung	Storm Sewer	X	Basement %	Full not finished
Type House	2-story	San. Sewer	X	Fenced Yard	No
Zoning	R	Well	No	Type Drive	Cement
Township	Locke	Septic	No	Patio-covered	12.7x21.4
				Mud room	6.8x21.4
				Office	7.3x9.1

**Remarks:** Be one of the first to buy in Nappanee's new subdivision "Wellfield Community". Welcome to your dream home. This Elegant Modern Farmhouse with high-end finishes is just waiting for you. Step into this meticulously crafted new construction home that combines modern luxury with timeless elegance. The open-concept design connects the living, dining, and kitchen areas. This creates the perfect space for entertainment. You will notice a cozy living room with a stone fireplace and spacious dining area. **OVER →**