



Listing #	Property Address	Property Type	RMS	BRMS	Baths	Location	Price	Finished Sq. Ft
	68 Ems D18C Ln	Ranch/cottage	5	2	1	Syracuse	\$215,000	916 SF



Phil Hahn & Associates Realtors & Auctioneers

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Information Herein Believed to Be Accurate But Not Warranted

1/31/23 \$195,000
CASH NO S/A

Salesman: Scot Honeycutt
scot@hahnrealtyandauction.com
Telephone: 574-354-8102
Tax Code: 43-03-25-200-540.000-027
Owner: Hostetler
Legal Descript: 27-100-15 LOT 16 Defrees Landing

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Lot Size	31x76	W.W. Carpet	X	Approx. Sq. Ft.	1st Floor	Other
Annual Tax	\$1462.24 w/ex	Draperies	No	Living Room	916	
Construction	Wood	Softener	No	Dining Room	14.1x15	
Age-Cond.	1944-Excellent	Disposal	No	Kitchen	11.3x11.4	
Possession	Neg.	Microwave	No	Family room	11.9x16.4	
School District	Wawasee	Dishwasher	No	Bedroom	7.7x11.4	
Terms	Cash, conv., FHA, USDA	Refrigerator	X	Bedroom	9.5x10.8	
NIPSCO avg.	Seasonal	Range-G/E	X-E	Bedroom		
Type Heat	Geo/electric	Air. Cond.	GEO	Bedroom		
Type Wtr.Htr	Electric	Fireplace	No	Baths	1 full	
Type Roofing	Asphalt	Insulation	X	Utility Room	No	
Interior Walls	Paneling	Storm Doors	X	Type Floors	Vinyl/carpet	
Type Siding	Aluminum	Storm Wds.	X	Garage	No	
Elec. AMPS	100	City Water	No	Basement %	Crawl/slab	
Type Windows	Double hung	Storm Sewer	No	Fenced Yard	No	
Type House	Ranch/cottage	San. Sewer	No	Type Drive	Gravel	
Zoning	R	Well	X-4"	Patio	No	
Township	Van Buren	Septic	X-tank			

Remarks: **NEW GEOTHERMAL SYSTEM Don't let this gem pass you buy! This adorable Dewart Lake cottage is now available. With 2 bedrooms, 1 full bath, & 2 living areas to enjoy. Plenty of storage for your lake toys. Private pier for 2 boats. This cottage has some of the most beautiful views to see. Call today to schedule your showing. Recent updates include: roof, windows, bathroom, flooring, and 4" well.**