



Listing #	Property Address	Property Type	RMS	BRMS	Baths	Location	Price	Finished Sq. Ft
	553 E Broad St.	Ranch	6	2	1	Nappanee	\$219,900	1152 SF



Phil Hahn & Associates Realtors & Auctioneers

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Information Herein Believed to Be Accurate But Not Warranted

9/18/25
\$194,800 cash
NO S/A

Salesman: Laurie Sumpter
laurie@hahnrealtyandauction.com
Telephone: 574-202-0056
Tax Code: 20-14-31-128-005.000-029
Owner: Adams
Legal Descript: Parkside Manor lot #24

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Lot Size	68x98	W.W. Carpet	X	1st Floor	Other
Annual Tax	\$1179.64/yr. w/ex	Draperies	X	Approx. Sq. Ft.	1152
Construction	Wood	Softener	No	Living Room	15.5x15.5
Age-Cond.	1947-Good	Disposal	No	Dining Room	
Possession	Neg.	Microwave	X	Kitchen	11x16
School District	WaNee-Nappanee	Dishwasher	No	Family room	12x16
Terms	Cash	Refrigerator	X	Bedroom	11x13
NIPSCO avg.	\$172 G&E Budget	Range-G/E	X	Bedroom	10x11
Type Heat	GFA	Air. Cond.	C	Bedroom	
Type Wtr.Htr	Gas-newer	Fireplace	X-gas	Bedroom	
Type Roofing	Asphalt	Insulation	X	Baths	Full
Interior Walls	Drywall	Storm Doors	X	Utility Room	5.5 x 10
Type Siding	Vinyl	Storm Wds.	X	Type Floors	Hardwood, carpet
Elec. AMPS	100 amp	City Water	X	Garage	Detached 14 x 22
Type Windows	Vinyl	Storm Sewer	X	Basement %	Crawl
Type House	Ranch	San. Sewer	X	Fenced Yard	No
Zoning	R	Well	-	Type Drive	Cement, asphalt
Township	Union	Septic	-	Patio	deck

Remarks: Cute and affordable 2 bedroom, 1 bath home near Stauffer Park in Nappanee. Beautiful hardwood floors, Big front living room with fireplace, large eat-in Coppes kitchen, and back family room with slider to deck. Call Today to see this great starter home!