



Listing #	Property Address	Property Type	RMS	BRMS	Baths	Location	Price	Finished Sq. Ft
	958 E Walnut St.	Ranch	6	2	1	Nappanee	\$184,500	756 SF



**Phil Hahn & Associates
Realtors & Auctioneers**

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Information Herein Believed to Be Accurate But Not Warranted

10/8/25 \$5000 S/A
\$187,500 FHA

Salesman: Scot Honeycutt
scot@hahnrealtyandauction.com
Telephone: 574-354-8102
Tax Code: 20-14-31-256-011.000-029
Owner: Hartman Investments
Legal Descript: Highland lot 28

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Lot Size	50x132	W.W. Carpet	X	Approx. Sq. Ft.	1st Floor	Other
Annual Tax	\$1427.18 no ex	Draperies	No	Living Room	756	
Construction	Wood	Softener	No	Dining Room	10.5x16.7	
Age-Cond.	1910-Excellent	Disposal	X	Kitchen	7.9x15.5	
Possession	Closing	Microwave	X	Breakfast nook	5.6x8.5	
School District	WaNee	Dishwasher	No	Bedroom	8.3x12.2	
Terms	Cash, conv., FHA, USDA	Refrigerator	X	Bedroom	7.9x8.3	
NIPSCO avg.	Vacant	Range-G/E	X-G	Pantry	4.6x6.5	
Type Heat	GFA-New	Air. Cond.	C-NEW	Bedroom		
Type Wtr.Htr	Gas-New	Fireplace	No	Baths	Full	
Type Roofing	Asphalt	Insulation	X	Utility Room	Yes- 5.6x7.1	
Interior Walls	Drywall/panel	Storm Doors	X	Type Floors	Carpet/vinyl plank	
Type Siding	Vinyl	Storm Wds.	X	Garage	None	
Elec. AMPS	100	City Water	X	Basement %	Partial	
Type Windows	Double hung	Storm Sewer	X	Fenced Yard	No	
Type House	Ranch	San. Sewer	X	Type Drive	No	
Zoning	R	Well	No	Patio	10.1x11.7	
Township	Union	Septic	No			

Remarks: Looking for something affordable? Look no further—great things come in small packages! This charming 2-bedroom, 1-bath home has been beautifully remodeled and is ready for its new owner. Inside, you'll find a roomy living room, a stunning new kitchen with stainless steel appliances and quartz countertops, plus a remodeled full bathroom. A cozy breakfast nook and convenient main-level laundry add to the appeal. Outside, enjoy the spacious backyard and deck—perfect for relaxing or entertaining family and friends. The garden shed has also been resided and reroofed, giving you extra storage space with peace of mind. Don't wait—call today to schedule your showing!