



Listing #	Property Address	Property Type	RMS	BRMS	Baths	Location	Price	Finished Sq. Ft
	69363 CR 13	2-story	13	4	5	New Paris	\$948,900	4233 SF



Phil Hahn & Associates Realtors & Auctioneers

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Nappanee, IN 46550

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Information Herein Believed to Be Accurate But Not Warranted

4/20/26 CASH
\$860,000 NO S/A

Salesman:

Laurie Sumpter

laurie@hahnrealtyandauction.com

Telephone

574-202-0056

Tax Code:

20-14-15-200-011.000-028

Owner:

Brenner

Legal Descript:

Long legal on file

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Lot Size	4 acres	W.W. Carpet	X		1st Floor	Other
Annual Tax	\$7382.12/yr. w/ex	Draperies	X	Approx. Sq. Ft.	1584	1349+1300LL
Construction	2010-excellent	Softener	X	Living Room	19x21	13.5x19-LL
Age-Cond.	Wood frame	Disposal	X	Dining Room	12x13	
Possession	April 30 th , 2026	Microwave	X	Kitchen	19.5x21	9.5x17-LL
School District	WaNee	Dishwasher	X	Family room		18x24-LL
Terms	Cash, conv.	Refrigerator	X	Bedroom - Den	13.5x14	11x14-UL
NIPSCO avg.	\$300 electric avg. *LP Gas	Range-G/E	X	Bedroom		11.5x11.5-UL
Type Heat	GFA	Air. Cond.	C	Bedroom		11.5x11.5-UL
Type Wtr.Htr	Tankless	Fireplace	X-gas	Bedroom		13x16-UL
Type Roofing	Asphalt	Insulation	X	Baths	1/2	3- UL; 1/2 LL
Interior Walls	Drywall	Storm Doors	X	Utility Room	Main level 8x8 w/ sink	
Type Siding	Brick	Storm Wds.	X	Type Floors	Carpet, vinyl, ceramic	
Elec. AMPS	200 amp	City Water	-	Garage	5-car	
Type Windows	Anderson Crank	Storm Sewer	-	Basement %	Full mostly finished	
Type House	2-story	San. Sewer	-	Fenced Yard	In ground Dog	
Zoning	A-1	Well	X	Type Drive	Cement	
Township	Union	Septic	X	Patio	Deck/patio/porch	

Remarks: This beautiful country home will for- fill all your dreams! Tasteful décor, immaculate condition, open floor plan with amazing windows show casing the amazing views and sunsets! Your own country haven on 4 acres w/ partial woods. Come see all this beauty has to offer your family! Stamped patio/deck area w/ enclosed porch and fire pit to entertain, large detached 2-car garage, plus the 3-car attached and a big shed too for storage and toys! This won't last long! Wanee schools!