



Listing #	Property Address	Property Type	RMS	BRMS	Baths	Location	Price	Finished Sq. Ft
	208 E Walnut St	1 1/2 story	11	4	3	Nappanee	\$267,600	2308 Sq. Ft.



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Information Herein Believed to Be Accurate But Not Warranted

*CASH 4/20/20*  
*NO S/A \$267,600*

Salesman: Laurie Sumpter  
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 Telephone: 574-202-0056  
 Tax Code: 20-14-31-158-008.000-029  
 Owner: Evans  
 Legal Descript: Hartmans 2<sup>nd</sup> lot #30

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Lot Size	66x132	W.W. Carpet	X	Approx. Sq. Ft.	1 <sup>st</sup> Floor	Other
Annual Tax	\$2585.36/yr. w/ex	Draperies	X	Living Room	1728	580
Construction	Wood frame	Softener	X	Dining Room	16.5x20	
Age-Cond.	1885-great	Disposal	X	Kitchen	11.5x15	
Possession	Neg.	Microwave	X	Family room	11.5x12	
School District	WaNee-Nappanee	Dishwasher	X	Bedroom	11.5x11.5	9x11.5
Terms	Cash, conv.	Refrigerator	X	Bedroom	9.5x16.5	9x11.5
NIPSCO avg.	\$269 G&E Budget	Range-G/E	X-E	Bedroom-den	11.5x11.5	9x20
Type Heat	GFA	Air. Cond.	C	Bedroom		
Type Wtr.Htr	1-electric 1-gas	Fireplace	No	Baths	3 full	
Type Roofing	Asphalt	Insulation	X	Utility Room	Main level 5.5x9	
Interior Walls	Drywall, plaster	Storm Doors	X	Type Floors	Carpet, cork, wood, and vinyl	
Type Siding	Vinyl	Storm Wds.	X	Garage	Detached 20x22	
Elec. AMPS	200 amp	City Water	X	Basement %	Partial	
Type Windows	Double hung	Storm Sewer	X	Fenced Yard	Partial	
Type House	1 1/2 story	San. Sewer	X	Type Drive	Cement	
Zoning	R	Well	-	Patio	Yes	
Township	Union	Septic	-			

**Remarks:** This is a wonderful family home and NOT a drive by! More than meets the eye here! This big 1 1/2 story home is perfect for the growing family. Lots of the updating has been done to the main level and exterior. Upper level will need paint and flooring, but very spacious. Awesome back yard with fire pit, shed, gazebo area with swing and a nice 2-car garage with tons of off-street parking too. Convenient location close to the library.