



**Kimberly Carpenter**  
 Broker - Keller Williams Indy Metro NE  
*Creating friendships, one home at a time*



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19369 Prairie Crossing Dr, Noblesville, IN 46062  
 Prop Sub/Trans: Single Fam/Sale Media: [20](#) Status: **Active**  
 School Dist: Noblesville Schools Area: 2914 - Hamilton - Noblesville BLC#: **21388867** List/MoRnt \$: \$165,000  
 Subdivision: LAKES AT PRAIRIE CROSSING County: Hamilton DOM/CDOM: 1/0 Year Built: 2009  
 Legal Desc: Lakes at Prairie Crossing Twp: Noblesville Section/Lot: 2/381  
 Bldr/Prjct/Cont: Beazer Homes New Const: No Stage: Est.Comp. Date: N-186 E-68

Tax ID: [HAM19369prairiecrossing](#) MultiTax ID: Solid Waste: No  
 Semi Tax: \$798 Tax Year Due: 2015 Tax Exempt: HmTxEx, MrTxExNotR



	Sqft
Upper:	1,140
Main:	928
Apprx M/U Ttl:	2,068
Basement:	0
Apprx M/U & Bsmnt:	2,068
% Fin Bsmnt:	
Source:	Builder

	FB	HB	BD
Upper:	2	0	3
Main:	0	1	
Bsmnt:	0	0	
Total:	2	1	3

Beds: 3  
 Baths: 2/1  
 # Rooms: 8  
 Floor #:   
 Levels: 2 Levels  
 Unit Entry Lvl:

Garage: Yes, 2CarAttach, GarDrOpenr  
 Parking: Fireplace: 0  
 Basement: No  
 Foundation: Slab  
 Virtual Tour: <http://www.tourfactory.com/1463720>  
 Web Link: <http://www.19369prairiecrossingdrive.com>  
 Web Link 2: <http://www.kimsellsindy.com>



Recent: 11/24/2015 : NEW

Room Information

Room Type	Dimensions	Level	Floors	Window Trtmt	Room Type	Dimensions	Level	Floors	Window Trtmt
Master Bedroom	13x14	Upper	Carpeting	No	2ndBedroom	10x14	Upper	Carpeting	No
3rdBedroom	11x11	Upper	Carpeting	No	BreakfastRoom	8x13	Main	Vinyl	No
DiningRoom	11x12	Main	Carpeting	No	FamilyRoom	15x17	Main	Carpeting	No
Kitchen	11x12	Main	Vinyl	No	Loft	13x15	Upper	Carpeting	No

Directions

North of S. R. 38 on Hague Road to The Lakes at Prairie Crossing on the right hand side of Hague. Turn right on Fox Chase and then immediate left on Prairie Crossing Drive to home on the left

Property Description

This 3BR/2.5BA home should be featured in a magazine! From the flowing flr plan to the gorgeous décor, this home shows like a model. The main lvl feat: soaring 2-story entry w/a powder rm, for dining/sitting area, fully equipped kit, spac brkfst area & a cozy FR. The mstr ste w/large bth & WIC highlight the upper lvl along with a loft, 2 add'l BR's, hall bth & bright L/U. Located on a spac lot adjoining a common area w/a nice paver patio, you can enjoy relaxing times. Ample storage too!

Agent to Agent Remarks: Exclusions & Commission Disclosures & Financial Information

Exclude chandelier in DR/sitting room, wine shelf in breakfast area,bookshelves in DR/sitting room,floating shelf in FR, Mounted TV's TV mounting brackets will stay

Description

Lifestyle: Detached Arch Style: TradAmer  
 Exterior: Brick, Vinyl Porch: PatioOpen, PorchCovrd  
 Master Bedroom: FullShrStl, WalkInClos Areas: Foyer2Story, LndryRmUp  
 Appliances: Dishwasher, Dryer, GrbgDispl, MicroHood, Eating Area: BrkfstRoom, FormalDR, EatInKitch  
 Equipment: NetworkRdy, SecAlrmPd, SmokeAlarm, Interior Amen: AtticAcces, WklInClos, ScrnsComp, WinTherm  
 Lot Info: Corner, Sidewalks, TreesSmall Exterior Amen: DrvConcret  
 Lot Size: 58x136, 93x13 Acres: < 1/4 Acre # of Acres: 0.23 Condo Descrip:

Utilities/Environmental

Heating: ForcedAir Fuel: Electric, Gas  
 Cooling: CentrIElec Primary Wtr Source: MunWtrConn  
 Water Heater: Gas Primary Sewage Disp: MunSwrConn  
 Utility Option: CableConn, GasConn

Green CertificateNo

Financial/Association Information

Possible Financing: Conventnl, FHA, VA Fee Paid: SemiAnnual Fee Amnt: \$117  
 Ownership Int: MandFee  
 Fee Includes: InsCommon, MainCommon, PrkPlygrnd, ProfMgmt, RemvISnow  
 Mgmt Co.: Lakes at Prairie Crossing Mgmt Phone: 317-253-1401 More than 1 Assoc:

Contract/Office Information

List Type: Exclusive Right to Sell BAC: 3.5 % Var: No Insp/Warr: WarrBldr LD: 11/23/2015  
 Circumstances of Sale: Disc: Not Applicable Disc Oth: Covnts&Restrct, SalesDiscOF Ent D: 11/24/2015  
 Show: Yes FHA Cert: Yes Show Dt: 11/24/2015 Poss: Negotiable Dir Solicit: No A/C Dt:   
 LOfc: [KW1N05: Keller Williams Indy Metro NE](#) OP: 317-564-7100 X: OF: 317-564-7111 Dir: 317-564-7111 Dir: 317-564-7111 Dir: 05/23/2016  
 LAgt: [15467: Kimberly S Carpenter](#) Pref: 317-509-4000 Cell: 317-509-4000 Hm: 317-509-4000 TOM Dt:   
 VM: PF: Toll: Show: 317-955-5555 WD:   
 Team: Fdbk: 317-509-4000 Fdbk: [sold@kimsellsindy.com](#) Ph: Chg Dt: 11/24/2015  
 CoAgt: Pref:   
 Con1: Type:   
 Con2: Type:

Requested By: Kimberly S Carpenter. Information Deemed Reliable, but not Guaranteed © MI BOR Tuesday, November 24, 2015 12:43 AM