



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



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8217 Long Grove Ln, Fishers, IN 46038
 Prop Sub/Trans: Single Fam/Sale Media: 24 Status: **Active**
 School Dist: Hamilton Southeastern Area: 2911 - Hamilton - Delaware BLC#: **21379421** List/MoRnt \$: \$750,000
 Subdivision: WILLIAMS RIDGE County: Hamilton DOM/CDOM: 63/63 Year Built: 2002
 Legal Desc: Williams Ridge Twp: Delaware Section/Lot: /4
 Bldr/Prjct/Cont: New Const: No Stage: Est.Comp. Date: - -

Tax ID: 291024006004000006 MultiTax ID: Solid Waste: No
 Semi Tax: \$3,921 Tax Year Due: 2014 Tax Exempt: HmTxEx, MortTxEx



	Soft
Upper:	2,138
Main:	1,973
Apprx M/U Ttl:	4,111
Basement:	3,144
Apprx M/U & Bsmnt:	7,255
% Fin Bsmnt:	75+%
Source:	Assesso

	FB	HB	BD
Upper:	3	0	4
Main:	0	1	0
Bsmnt:	1	0	1
Total:	4	1	5

Beds: 5
 Baths: 4/1
 # Rooms: 15
 Floor #: -
 Levels: 2 Levels
 Unit Entry Lvl: -

Garage: Yes, 4+CarAttch, GarDrOpenr, Heated, LoadSide, ServiceDoor
 Parking: Fireplace: 2, FamilyRm, GreatRoom
 Basement: Yes, Finished, Full, WalkOut, DayliteWin
 Foundation: BsmtPrCnc
 Virtual Tour: <http://www.tourfactory.com/1435274>
 Web Link: www.marchantteam.com

Recent: 02/18/2016 : Back On Market : With->Act

Room Information

Room Type	Dimensions	Level	Floors	Window Trtmt	Room Type	Dimensions	Level	Floors	Window Trtmt
Master Bedroom	19x18	Upper	Carpeting	No	2ndBedroom	15x15	Upper	Carpeting	No
3rdBedroom	21x17	Upper	Carpeting	No	4thBedroom	15x15	Upper	Carpeting	No
5thBedroom	16x13	Basement	Carpeting	No	BonusRoom	23x27	Basement	Carpeting	No
DenLibrary	15x13	Main	Carpeting	No	DiningRoom	16x13	Main	Hardwood	No
FamilyRoom	25x30	Basement	Carpeting	No	GreatRoom	17x20	Main	Hardwood	No
Kitchen	25x16	Main	Tile-Ceramic	No					

Directions

North on Allisonville Rd. to 141st St. Go west into the Williams Ridge entrance & follow to home on the left.

Property Description

Custom all brick home in great location on a wooded lot. Enter through 9' leaded mahogany door. Two story Great Room w/floor to ceiling windows, DR w/trayed ceiling; office w/built ins. Kitchen has granite, SS appls, cherry cabinets w/pull out drawers & 7 x 10 pantry! Screen Porch. Master w/trayed ceiling; stunning master bath. Walkout basement is amazing with 25 x 30 family room, pool room, 5th bedroom, bar area and wine cellar. Features are numerous & attached in separate doc.

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

Average electric \$292, gas \$171 & water \$55 Preliminary Title Work is with Chicago Title 24 hour notice required

Description

Lifestyle: Detached Arch Style: TradAmer
 Exterior: Brick Porch: PatioCovrd, PorchScrd
 Master Bedroom: DbISinks, FTubSepShr, WalkinClos, WhirlPlTub Areas: Foyer2Story, FoyerLarge, Jk&JlIBath, LndryRmMn
 Appliances: Dishwasher, GrbgDispsl, Microwave, O/REIec, Eating Area: BrkfstRoom, CntrlIsland, FormalDR, PntryWkIn
 Equipment: ElevPrivate, SmokeAlarm, SmpPmp w/Bac, Interior Amen: B/I BkShlv, CeilTray, WklInClos, HrdrdFloor, Skylights, WdWkPaintd
 Lot Info: Sidewalks, TreeMature, Wooded Exterior Amen: DrvConcret, Sprkr/IrrSys
 Lot Size: .6 Acres: 1/2-1 Acre # of Acres: 0.60 Condo Descrip:

Utilities/Environmental

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

Green CertificateNo

Financial/Association Information

Possible Financing: Conventnl, ICON Fee Paid: Annually Fee Amnt: \$650
 Ownership Int: MandFee
 Fee Includes: EntryComm, InsCommon, MainCommon, RemvISnow
 Mgmt Co.: Marcia Chamberlin Mgmt Phone: More than 1 Assoc:

Contract/Office Information

List Type: Exclusive Right to Sell BAC: 3% Var: No Insp/Warr: General LD: 10/01/2015
 Circumstances of Sale: Disc: Not Applicable Disc Oth: None Ent D: 10/01/2015
 Show: Yes FHA Cert: Show Dt: 10/01/2015 Poss: Negotiable Dir Solicit: No A/C Dt: -
 LOc: [KW1N05: Keller Williams Indy Metro NE](#) OP: 317-564-7100 X: OF: 317-564-7111 Dir: XD: 08/30/2016
 LAg: [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: 12/03/2015
 Team: Fdbk: 317-509-4000 Fdbk: sold@kimsellsindy.com
 CoAg: [17847: Cynthia Marchant](#) Pref: - Ph: - Chg Dt: 02/18/2016
 Con1: Type: -
 Con2: Type: -

Requested By: Kimberly S Carpenter. Information Deemed Reliable, but not Guaranteed © MIBOR Thursday, February 18, 2016 09:00 AM