



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



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202 W HAMPTON Dr, Indianapolis, IN 46208-3631
 Prop Sub/Trans: Single Fam/Sale Media: 24 Status: **Active**
 School Dist: Indianapolis Public School Area: 4903 - Marion - Washington BLC#: **21402405** List/MoRnt \$: \$325,000
 Subdivision: BLUE RIDGE County: Marion DOM/CDOM: 0/0 Year Built: 1930
 Legal Desc: BLUE RIDGE ADD Twp: Washington Section/Lot: /58
 Bldr/Prjct/Cont: New Const: No Stage: Est.Comp. Date:

Tax ID: 490614136127000801 MultiTax ID: Solid Waste: Yes
 Semi Tax: \$918 Tax Year Due: 2015 Tax Exempt: HmTxEx, MortTxEx



	Soft
Upper:	1,402
Main:	1,774
Apprx M/U Ttl:	3,176
Basement:	1,560
Apprx M/U & Bsmnt:	4,736
% Fin Bsmnt:	0-25%
Source:	Apprais

	FB	HB	BD
Upper:	2	0	3
Main:	1	1	2
Bsmnt:	0	0	0
Total:	3	1	5

Beds: 5
 Baths: 3/1
 # Rooms: 10
 Floor #:
 Levels: 2 Levels
 Unit Entry Lvl:

Garage: Yes, 2CarDetach, GarDrOpen
 Parking: Fireplace: 1, GasLog, GreatRoom, MasonryFP
 Basement: Yes, Partial, Unfinished
 Foundation: Basement-Block, CrawlBlock
 Virtual Tour: <http://www.tourfactory.com/1512465>
 Web Link: <http://www.202whamptondrive.com>
 Web Link2: <http://www.kimsellsindy.com>



Recent: 03/04/2016 : NEW

Room Information

Room Type	Dimensions	Level	Floors	Window Trtmt	Room Type	Dimensions	Level	Floors	Window Trtmt
Master Bedroom	19x23	Upper	Hardwood	Yes	2ndBedroom	10x17	Upper	Hardwood	Yes
3rdBedroom	10x14	Upper	Hardwood	No	4thBedroom	12x17	Main	Hardwood	Yes
5thBedroom	10x13	Main	Laminated	Yes	BonusRoom	12x18	Main	Laminated	No
BreakfastRoom	7x10	Main	Tile-Ceramic	No	DiningRoom	12x15	Main	Hardwood	Yes
GreatRoom	15x19	Main	Hardwood	Yes	Kitchen	11x13	Main	Tile-Ceramic	Yes

Directions

Meridian Street just south of 46th Street to Hampton Drive * West 2 blocks to house on your right.

Property Description

The charm shines thru in this 5BR/3.5BA English Tudor home! Located in the heart of Meridian Kessler, this home will impress. From the updated kitchen with granite countertops, stainless applcs & tile floors to the original hardwood floors, the updates accentuate the beautiful architectural details. The master ste is a pleasant surprise with its size, ensuite bath & WIC. Abundant living space with the GR, DR & bonus rm. Unfinished bsmt, privacy fenced yard a& 2 car detached garage too

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

Master shower head at head of shower does not work.

Description

Lifestyle: Detached Arch Style: English/Tudor
 Exterior: Brick Porch: PatioOpen, PorchCovrd
 Master Bedroom: DbISinks, FTubSepShr, Suite, WalkinClos, WhirlpITub Areas: FoyerSmall, LndryInBsmnt, OthrBdMain
 Appliances: Dishwasher, GrbgDispsl, MicroHood, O/RGAs, Refrigeratr Eating Area: BrkfstRoom, FormalDR, KitUpdated, Pantry
 Equipment: RadonSystem, SecAlrmPd, SmokeAlarm, WtrPurfSys, WtrSftnPd Interior Amen: B/I BkShlv, Wlki nClos, HrdrdFloor, StrmsCompt, WinMetal, WdWkPaintd
 Lot Info: Corner, Sidewalks, TreesSmall Exterior Amen: DrvConcret, FencePartl, FencePrvcy, Sprkr/IrrSys, WtrFtr/Fntn
 Lot Size: 48 X 130 Acres: < 1/4 Acre # of Acres: 0.14 Condo Descrip:

Utilities/Environmental

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

Green CertificateNo

Financial/Association Information

Possible Financing: Conventnl, ICON, FHA, VA Fee Paid: Fee Amnt:
 Ownership Int: None

Contract/Office Information

List Type: Exclusive Right to Sell BAC: 3.0 % Var: No Insp/Warr: Not Applicable LD: 03/04/2016
 Circumstances of Sale: Disc: Not Applicable Disc Oth: SalesDiscOF, SalesDiscMedia Ent D: 03/04/2016
 Show: Yes FHA Cert: No Show Dt: 03/04/2016 Poss: AtClosing Dir Solicit: No A/C Dt:
 LOfc: [KWI N05: Keller Williams Indy Metro NE](#) OP: 317-564-7100 X: OF: 317-564-7111 Dir: XD: 09/04/2016
 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](#)
 CoAg: [17847: Cynthia Marchant](#) Pref: Ph: Chg Dt: 03/04/2016
 Con1: Type: Ph:
 Con2: Type: Ph:

Requested By: Kimberly S Carpenter. Information Deemed Reliable, but not Guaranteed © MIBOR Friday, March 04, 2016 09:41 PM