



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



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11751 Harvard Lane, Carmel, IN 46032
 Prop Sub/Trans: Condo/Sale Media: [24](#) Status: **Active**
 School Dist: Carmel Clay Schools Area: 2910 - Hamilton - Clay BLC#: **21453220** List/MoRnt \$: \$270,000
 Subdivision: TOWNHOMES AT GUILFORD Virtual Tour: <http://www.tourfactory.com/1684005> DOM/CDOM: 1/1 Year Built: 2006
 Legal Desc: TOWNHOMES AT GUILFORD New Const: No Stage: Section/Lot: 36/702
 Bldr/Prjct/Cont: Tax ID: [290936303033000018](#) MultiTax ID: Solid Waste: No
 Semi Tax: \$1,155 Tax Year Due: 2016 Tax Exempt: HmTxEx, MortTxEx



	Soft
Upper:	506
Main:	1,932
Apprx M/U Ttl:	2,438
Basement:	0
Apprx M/U & Bsmnt:	2,438
% Fin Bsmnt:	
Source:	Assesso

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

Beds: 3
 Baths: 3/1
 # Rooms: 9
 Floor #: 1
 Levels: 3 Levels
 Unit Entry Lvl: 1

Garage: Yes, 2CarAttach, GarDrOpenr, FinGarage, KeylessEnt, StorageArea
 Parking: 2 Fireplace: 0, NoFirepl
 Basement: Yes, 9ft+Ceil, Finished
 Foundation: BsmntPrCnc
 Web Link: <http://www.11751harvardlane.com>
 Web Link2: <http://www.wesellindyteam.com>

Recent: 11/15/2016 : NEW

Room Information

Room Type	Dimensions	Level	Floors	Window Trtmt	Room Type	Dimensions	Level	Floors	Window Trtmt
Master Bedroom	16x16	Upper	Carpeting	Yes	2ndBedroom	12x11	Upper	Carpeting	Yes
3rdBedroom	11x11	Upper	Carpeting	Yes	BreakfastRoom	09x08	Main	Hardwood	Yes
DiningRoom	16x12	Main	Hardwood	Yes	FamilyRoom	23x16	Basement	Carpeting	Yes
Kitchen	11x10	Main	Hardwood	No	LaundryRm	06x05	Upper	Tile-Ceramic	No
LivingRoom	18x10	Main	Carpeting	Yes					

Directions

Guilford North of 116th St to Townhomes on Left, at "T" turn Left onto Vale & Right onto Ivy Ln, follow to Harvard Ln & turn Right to home on Right

Property Description

This well maintained 3BR/3.5BA townhome in Townhomes at Guilford has new carpet and has been freshly painted and is ready for a new owner! The versatile floor plan offers ample living space, fully equipped kit w/granite cnttrtps, lrg brkfst bar that opens to the DR. Mstr ste w/vtd ceiling, WIC, & bth w/grdn tub/sep shwr & dbl sinks. 2 addt'l BR's, hall bth & L/U complete the upper lvl. Nice deck off kit & patio off lower lvl both overlking a tranquil common area. Close to dwntn Carmel.

Description

Lifestyle: Attached Arch Style: TradAmer
 Exterior: Brick, CompSidCmt Porch: Balcony, PatioOpen
 Master Bedroom: DblSinks, FTubSepShr, GardenTub, Suite, WalkinClos Areas: DblSinksMn, FormalLvRm, LndryRmUp
 Appliances: Dishwasher, Dryer, GrbgDispsl, MicroHood, Eating Area: BrkfstBar, DinComb/GR, Pantry
 Equipment: O/RElec, Refrigratr, Washer Interior Amen: CeilRsed, WIKInClos, HrdrdFloor, ScrnsComp, StrmsCompt, WdWkPaintd
 Lot Info: Pond, Sidewalks, StormSewer, StrtLights Exterior Amen: DrvConcret
 Lot Size: .04 Acres: < 1/4 Acre # of Acres: 0.04 Condo Descrip: GroundLevl

Utilities/Environmental

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

Financial/Association Information

Possible Financing: Conventnl, ICON, FHA, VA Fee Paid: Monthly Fee Amnt: \$207
 Ownership Int: MandFee
 Fee Includes: AssocHmOwn, EntryComm, InsCommon, MainAllGrd, MainBidExt, MainCommon, ProfMgmt, RemvISnow
 Mgmt Co.: Sentry Mgmt Phone: 800-932-6636 More than 1 Assoc: No

Contract/Office Information

List Type: Exclusive Right to Sell BAC: 3.0 % Var: No Insp/Warr: Not Applicable LD: 11/14/2016
 Circumstances of Sale: None Disc: Not Applicable Disc Oth: Covnts&Restrct, SalesDiscOF Ent D: 11/15/2016
 Show: Yes FHA Cert: Yes Show Dt: 11/15/2016 Poss: AtClosing Dir Solicit: No A/C Dt:
 LOfc: [KW1N05: Keller Williams Indy Metro NE](#) OP: 317-564-7100 X: OF: 317-564-7111 Dir: XD: 05/15/2017
 LAg: [15467: Kimberly 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: 11/15/2016
 Con1: Type: Ph:
 Con2: Type: Ph:
 Circumstances re: Sale: -

Requested By: Kimberly Carpenter. Information Deemed Reliable, but not Guaranteed © MIBOR Tuesday, November 15, 2016 09:21 AM