Kimberly Carpenter

Broker - Keller Williams Indy Metro NE

Creating friendships, one home at a time

Office: 317-564-7100
Cell: 317-509-4000
Fax: 317-564-7111
sold@kimsellsindy.com

6027 Twyckenham Drive, Indianapolis, IN 46236

Prop Sub/Trans:	Single Fam/Sale	Media:	18	Status:	Active	List/MoRnt $:	$125,000
School Dist:	Lawrence Township	Area:	4904 - Marion - Lawrence	BLC#:	21457509	Year Built:	1997
Subdivision:	WATSON FARMS	Virtual Tour:		DOM/CDOM:	2/2	Section/Lot:	5/324
Legal Desc:	WATSON FARMS SEC 5 L 324	Virtual Tour 2:				Map:	- -
Bldr/Prjct/Cont:		New Const:	No	Stage:		Est.Comp. Date:	

Tax ID:	490804105016000407	MultiTax ID:		Solid Waste:	Yes
Semi Tax:	$552	Tax Year Due:	2016	Tax Exempt:	HmTxEx, MortTaxEx

	Sqft
Upper:	0
Main:	1,252
Apprx M/U Ttl:	1,252
Basement:	0
Apprx M/U & Bsmnt:	1,252
% Fin Bsmnt:	
Source:	Assesso

	FB	HB	BD
Upper:	0	0	0
Main:	2	0	3
Bsmt:	0	0	0
Total:	2	0	3

Beds:	3
Baths:	2/0
# Rooms:	6
Floor #:	
Levels:	1 Level
Unit Entry Lvl:	

Garage:	Yes, 2CarAttach, GarDrOpenr		
Parking:		Fireplace:	0
Basement:	No		
Foundation:	Slab		
Web Link:	http://www.6027TwyckenhamDrive.com/		
Web Link2:	http://www.WeSellIndyTeam.com/		

Recent: 12/22/2016 : NEW

Room Information

Room Type	Dimensions	Level	Floors	Window Trtmnt	Room Type	Dimensions	Level	Floors	Window Trtmnt
Master Bedroom	13x12	Main	Carpeting	No	2ndBedroom	11x11	Main	Carpeting	No
3rdBedroom	11x11	Main	Carpeting	No	GreatRoom	19x14	Main	Laminated	No
Kitchen	15x12	Main	Laminated	No	LaundryRm	9x7	Main	Laminated	No

Directions

I-465 to 56th Street exit on east side of Indianapolis. Head east on 56th Street to Lee Road and turn left. Turn right on 59th Street. Turn left on Twyckenham Drive to home on right.

Property Description

What are you for? This 3BR/2BA updated ranch home in Watson Farms is calling your name! The home features a split bedroom floor plan with a large vaulted great room that is open to the kitchen. Fully equipped with all appliances, you can just move in! Updated baths, new roof and new carpet. Nice sized fenced yard with relaxing patio. Laminate floors in the living spaces and new carpet in bedrooms. Come and take a look today, you will want to call it home!

Description

Lifestyle:	Detached	Arch Style:	Ranch
Exterior:	Brick, Vinyl	Porch:	
Master Bedroom:	MainLevel, Suite, WalkinClos	Areas:	
Appliances:	Dishwasher, Dryer, O/RElec, RangeHdFan, Refrigratr, Washer	Eating Area:	EatInKitch, Pantry
Equipment:	SecAlrmPd, SmokeAlarm	Interior Amen:	CeilCath, WlkInClos, ScrnsComp, WinVinyl, WdWkPaintd
Lot Info:	Curbs, Sidewalks, TreesSmall	Exterior Amen:	DrvConcret, FenceFullR
Lot Size:	0.19 Acres Acres: <1/4 Acre	# of Acres:	0.19 Condo Descrip:

Utilities/Environmental

Heating:	ForcedAir, HeatPump	Fuel:	Electric
Cooling:	CeilPadFan, CentrlElec, HeatPump	Primary Wtr Source:	MunWtrConn
Water Heater:	Electric	Primary Sewage Disp:	MunSwrConn
Utility Option:	CableAvail, HighSpdAvl		Green Certificate No

Financial/Association Information

Possible Financing:	Conventnl, ICON, FHA, VA	Fee Paid:	Annually	Fee Amnt:	$320
Ownership Int:	MandFee				
Fee Includes:	AssocHmOwn, InsCommon, MainCommon, Pool				
Mgmt Co.:	Meridian Management Corp	Mgmt Phone:	317-262-4989	More than 1 Assoc:	No

Contract/Office Information

List Type:	Exclusive Right to Sell	BAC:	3.0 % Var: No	Insp/Warr:	General	LD:	12/20/2016
Circumstances of Sale:		Disc:	Not Applicable	Disc Oth:	Covnts&Restrct, SalesDiscMedia	Ent D:	12/22/2016
Show:	Yes FHA Cert: Yes	Show Dt:	12/20/2016	Poss:	AtClosing Dir Solicit: No	A/C Dt:	
LOfc:	KWIN05: Keller Williams Indy Metro NE	OP:	317-564-7100 X:	OF:	317-564-7111 Dir:	XD:	06/20/2017
LAgt:	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		
CoAgt:		Pref:					
Con1:		Type:		Ph:		Chg Dt:	12/22/2016
Con2:		Type:		Ph:			

Circumstances re: Sale: -

Requested By: Kimberly Carpenter. Information Deemed Reliable, but not Guaranteed © MIBOR Thursday, December 22, 2016 09:36 AM