



3202 LAKE TERRACE Drive, Martinsville, IN 46151

Prop Sub/Trans: Single Fam/Sale
 School Dist: Martinsville MSD
 Subdivision: FALCON CREST
 Legal Desc: FALCON CREST
 Bldr/Prjct/Cont: LARRY POLSTER

Media: [44](#)
 Area: 5509 - Morgan - Jefferson
 Virtual Tour: <http://www.tourfactory.com/1908163>
 Virtual Tour 2:
 New Const: No

Status: **Active**
 BLC#: 21528345
 DOM/CDOM: 1/1
 Stage:

List/MoRnt \$: \$375,000
 Year Built: 2003
 Section/Lot: 0/2
 Map: N-400 W-300
 Est.Comp. Date:



Tax ID: [550814400003006014](#)
 Semi Tax: \$1,365

MultiTax ID:
 Tax Year Due: 2017

Solid Waste: No
 Tax Exempt: HmTxEx, MortTxEx

	Sqft
Upper:	896
Main:	2,104
Apprx M/U Ttl:	3,000
Basement:	0
Apprx M/U & Bsmnt:	3,000
% Fin Bsmnt:	
Source:	Builder

	FB	HB	BD	RM
Upper:	1	0	3	3
Main:	1	1	1	7
M/U Ttl:	2	1	4	10
Bsmnt:	0	0	0	0
Total:	2	1	4	10

Beds: 4
 Baths: 2/1
 # Rooms: 10
 Floor #:
 Levels: 2 Levels
 Unit Entry Lvl:

Garage: Yes, 3CarAttach, GarDrOpenr, KeylessEnt, LoadSide, ServiceDoor, StorageArea
 Parking: Fireplace: 1, GreatRoom, WoodBurn
 Basement: No
 Foundation: Crawl
 Web Link: <http://www.3202LakeTerraceDr.com/>
 Web Link2: <http://www.wesellindyteam.com/>

Recent: 12/28/2017 : NEW

Room Information

Room Type	Dimensions	Level	Floors	Window Trtmt	Room Type	Dimensions	Level	Floors	Window Trtmt
MasterBedroom	19x15	Main	Carpeting	No	Bedroom2nd	13x11	Upper	Carpeting	No
Bedroom 3rd	13x11	Upper	Carpeting	No	Bedroom4th	13x12	Upper	Carpeting	No
BreakfastRoom	13x10	Main	Hardwood	No	DenLibrary	14x13	Main	Carpeting	No
DiningRoom	14x14	Main	Carpeting	No	GreatRoom	24x16	Main	Carpeting	No
Kitchen	14x13	Main	Hardwood	No	LaundryRm	10x3	Main	Tile-Ceramic	No

Directions

SR 67 TO WILBUR RD. TURN RIGHT ON WILBUR, GO LEFT ON BALINGER RD, GO RIGHT ON PITKIN RD. (FALCON CREST ON RIGHT.) LAKE TERRACE IS MAIN RD IN SUBDIVISION. HOME IS ON THE LEFT. CLOSE TO I-70.

Property Description

If peace & serenity are what you are looking for, then look no further than this beautifully maintained custom home on 3+ acres. As you enter, you are greeted by a soaring 2-story entry that leads you to the priv den/office, then to the 2-story GR w/ a cozy W/B frplc & lots of natural light. The custom kit w/Amish made cabinets, pull out shelving & stnls applcs is open to the GR, brkfst rm & for DR. Sought after main lvl mstr w/a large WIC & bth w/whirlpool tub/sep shwr. Main lvl L/U w/tons of cabinets, folding & hanging space. The upper lvl features a landing overlooking the GR/entry, 3 spac BR's & full bth. Gorgeous setting, w/relaxing patio, inground pool & your own pond. Located in a n'hood but with the feeling of the country.

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

Furnishings are negotiable. PLEASE REMOVE SHOES AS THIS COULD BE YOUR BUYERS NEXT HOME! THANKS!

Description

Condo Type:	Detached	Condo Descrip:	TradAmer, Two Story
Lifestyle:	Brick, Stone	Arch Style:	PatioCovrd, PatioOpen
Exterior:	ClosWalkin, ShrStIFull, SinksDbl, Suite, TubWhirlpl	Porch:	FoyerSmall, GrtRm2Story, LndryRmMn
Master Bedroom:	Dishwasher, Dryer, GrbgDispsl, Microwave, O/RElec, Refrigratr, Washer	Areas:	Eating Area: BrkfstRoom, FormalDR, EatInKitch, Pantry
Appliances:	SecAlrmMon, SmokeAlarm	Interior Amen:	AtticAcces, B/IBkShlv, CeilCath, CeilRsed, CeilTray, FloorHrdwd
Equipment:	Lot Info: Pond, RuralInSub, TreesSmall, WaterAcces	Exterior Amen:	DrvConcret, PoolBlwGnd
Lot Size:	542X384X398 Acres: 3-4.99 Acres	# of Acres:	3.18

Utilities/Environmental

Heating:	ForcedAir	Fuel:	Gas	Green CertificateNo
Cooling:	CentrIElec	Primary Wtr Source:	MunWtrConn	
Water Heater:	Electric	Primary Sewage Disp:	Septic	
Utility Option:				

Financial/Association Information

Possible Financing:	Conventnl, ICON, FHA, VA	Fee Paid:	Annually	Fee Amnt:	\$200
Ownership Int:	MandFee	Mgmt Phone: ?		More than 1 Assoc:	
Fee Includes:	EntryComm, InsCommon				
Mgmt Co.:	?				

Contract/Office Information

List Type: Exclusive Right to Sell	BAC: 3.0 %	Var: No	Insp/Warr: General	LD: 12/28/2017	
Circumstances of Sale: None	Disc: Not Applicable		Disc Oth: Defects/NN, SalesDiscMedia	Ent D: 12/28/2017	
Show: Yes	Show Dt: 12/29/2017		Poss: Negotiable	A/C Dt:	
LOfc: KWI N01: Keller Williams Indianapolis Metro North	OP: 317-846-6300 X:		OF: 317-846-5959	Dir: No	XD: 06/28/2018
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		Chg Dt: 12/29/2017	
Circumstances re: Sale: -					

Requested By: Kimberly S. Carpenter. Information Deemed Reliable, but not Guaranteed © MIBOR Friday, December 29, 2017 08:45 AM