



5726 PEAKING FOX Drive, Indianapolis, IN 46237

Prop Sub/Trans: Single Fam/Sale      Media: [36](#)      Status: **Active**      BLC#: **21546698**      List/MoRnt \$: \$440,000\*  
 School Dist: Franklin Township      Area: 4906 - Marion - Franklin      DOM/CDOM: 57/57      Year Built: 2014  
 Subdivision: RED FOX WOODS      Virtual Tour: [http://www.tourfactory.com/1937302/r\\_MIBOR](http://www.tourfactory.com/1937302/r_MIBOR)      Section/Lot: 1/15  
 Legal Desc: RED FOX WOODS L 15      Virtual Tour 2:      Map: - -  
 Bldr/Prjct/Cont: DREES HOMES      New Const: Yes      Stage: Completed      Est.Comp. Date:



Tax ID: [491515105033000300](#)      MultiTax ID:      Solid Waste: No  
 Semi Tax: \$2,152      Tax Year Due: 2017      Tax Exempt: HistTxCred, MortTaxEx

	Sqft
Upper:	1,645
Main:	1,748
Apprx M/U Ttl:	3,393
Basement:	1,753
Apprx M/U & Bsmnt:	5,146
% Fin Bsmnt:	25-50%
Source:	Floorpla

	FB	HB	BD	RM
Upper:	3	0	4	4
Main:	0	1	0	7
M/U Ttl:	3	1	4	11
Bsmnt:	0	1	0	1
Total:	3	2	4	12

Beds: 4  
 Baths: 3/2  
 # Rooms: 12  
 Floor #:      Levels: 2 Levels  
 Unit Entry Lvl:

Garage: Yes, 3CarAttach, GarDrOpenr, FinGarage, KeylessEnt, LoadSide  
 Parking:      Fireplace: 2, FamilyRm, GasLog, GasStarter, Other  
 Basement: Yes, 9ft+Ceil, Finished, EgressWin  
 Foundation: BsmntPrCnc  
 Web Link: <http://www.5726PeakingFoxDr.com/>  
 Web Link2: <http://www.wesellindyteam.com/>

Recent: 04/14/2018 : DECR : \$445,000->\$440,000

Room Information

Room Type	Dimensions	Level	Floors	Window Trtmt	Room Type	Dimensions	Level	Floors	Window Trtmt
MasterBedroom	19x16	Upper	Carpeting	No	Bedroom2nd	11x14	Upper	Carpeting	No
Bedroom 3rd	13x11	Upper	Carpeting	No	Bedroom4th	10x15	Upper	Carpeting	No
BreakfastRoom	10x15	Main	Hardwood	No	DiningRoom	10x14	Main	Hardwood	No
FamilyRoom	16x20	Main	Hardwood	No	Kitchen	10x15	Main	Hardwood	No
LaundryRm	5x7	Main	Vinyl	No	Office	11x15	Main	Hardwood	No
Rec/PlayRm	32x20	Basement	Carpeting	No	SunRoom	11x17	Main	Hardwood	No

Directions

I-65 to Southport Rd, east on Southport Rd to Arlington Ave, South on Arlington Ave to Red Fox Woods on right. Turn R and go to T. At the T, turn R to Peaking Fox Dr. Turn L on Peaking Fox to home on R.

Property Description

This beautiful 4BR/3full/2 half bath hm is located on a peaceful tree lined lot in Red Fox Woods w/common area woods that wraps around the side of the home too. Meticulously maintained, this hm features 2 story GR w/a wall of windows that surround the cozy gas Frplc & overlook the woods. Priv off w/glass french doors, for DR, sunroom, powder bth,gour kit, laundry & boot bench complete the main lvl. The gorgeous mstr ste is highlighted by his/hers WIC's, sep vanities, grdn tub & separate shwr. 2 BR's share a jack-n-jill bth & the 4th BR has it's own priv bth. Addt'l living/rec space in the bsmt along with a 1/2 bth. Cozy up to your gas frplc in your screened porch or relax on your patio. Why build when you could call this home!

Description

Condo Type:      Condo Descrip:  
 Property Attached? Detached      Common Walls:  
 Lifestyle:      Arch Style: TradAmer, Two Story  
 Exterior: Brick, CompSidCmt      Porch: PatioOpen, PorchScrnd  
 Master Bedroom: ClosWalkin, SinksDbl, TubFISepShr, TubGarden      Areas: BathJk&Jil, FamRm2Story, Foyer2Story, LndryRmMn  
 Appliances: CookTopGas, Dishwasher, GrbgDispsl, KitExhaust, Eating Area: BrkfstRoom, CntrlIsland, FormalDR, Pantry  
 Equipment: SecAlrmPd, SmokeAlarm, SurrndSnd, WtrSftnPd      Interior Amen: CeilRsd, CeilTray, WIKInClos, FloorHrdwd, ScrnComp, WdWkPaintd  
 Lot Info: Sidewalks, StormSewer, TreeMature      Exterior Amen: DrvConcret  
 Lot Size: 100x150 irreg.      Acres: .25-.49 Acre      # of Acres: 0.44

Utilities/Environmental

Heating: ForcedAir      Fuel: Gas  
 Cooling: CentrlElec      Primary Wtr Source: MunWtrConn  
 Water Heater: Gas      Primary Sewage Disp: MunSwrConn  
 Utility Option:      Green CertificateNo

Financial/Association Information

Possible Financing: Cash Only, Conventnl, ICON      Fee Paid: Annually      Fee Amnt: \$300  
 Ownership Int: MandFee  
 Fee Includes: InsCommon, MainCommon  
 Mgmt Co.: Blue Sky Community Management      Mgmt Phone: 866-251-8387      More than 1 Assoc: No

Contract/Office Information

List Type: Exclusive Right to Sell      BAC: 3.0 %      Var: No      Insp/Warr: General      LD: 02/16/2018  
 Circumstances of Sale: None      Disc: Not Applicable      Disc Oth: Defects/NN, SalesDiscMedia      Ent D: 02/17/2018  
 Show: Yes      FHA Cert: Yes      Show Dt: 02/17/2018      Poss: Negotiable      Dir Solicit: No      A/C Dt:  
 LOfc: [KWI N01: Keller Williams Indianapolis Metro North](#)      OP: 317-846-6300 X:      OF: 317-846-5959 Dir:      XD: 08/16/2018  
 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](mailto:sold@kimsellsindy.com)      Chg Dt: 04/14/2018  
 Circumstances re: Sale: -