



9873 N PORT Drive, McCordsville, IN 46055

Prop Sub/Trans: Single Fam/Sale Media: [37](#) Status: **Active** BLC#: **21551596** List/MoRnt \$: \$300,000*
 School Dist: Mt. Vernon Community Area: 3001 - Hancock - Vernon DOM/CDOM: 17/17 Year Built: 2009
 Subdivision: BAY CREEK EAST Virtual Tour: http://www.tourfactory.com/1952797/r_MIBOR Section/Lot: 2A/154
 Legal Desc: BAY CREEK EAST Virtual Tour 2: Map: - -
 Bldr/Prjct/Cont: New Const: No Stage: Est.Comp. Date:

Tax ID: [300113602154000018](#) MultiTax ID: Solid Waste: No
 Semi Tax: \$1,146 Tax Year Due: 2017 Tax Exempt: HmTxEx, MortTxEx



	Sqft
Upper:	641
Main:	2,255
Apprx M/U Ttl:	2,896
Basement:	0
Apprx M/U & Bsmnt:	2,896
% Fin Bsmnt:	
Source:	Assesso

	FB	HB	BD	RM
Upper:	0	0	0	1
Main:	2	0	3	9
M/U Ttl:	2	0	3	10
Bsmnt:	0	0	0	0
Total:	2	0	3	10

Beds: 3
 Baths: 2/0
 # Rooms: 10
 Floor #: Levels: 1 1/2 Levels
 Unit Entry Lvl:

Garage: Yes, 3CarAttach, GarDrOpenr, KeylessEnt, ServiceDoor
 Parking: Fireplace: 1, GreatRoom, WoodBurn
 Basement: No
 Foundation: Slab
 Web Link: <http://www.9873northportdr.com>

Recent: 03/27/2018 : DECR : \$310,000->\$300,000

Room Information

Room Type	Dimensions	Level	Floors	Window Trtmnt	Room Type	Dimensions	Level	Floors	Window Trtmnt
MasterBedroom	18x15	Main	Carpeting	No	Bedroom2nd	13x12	Main	Carpeting	No
Bedroom 3rd	13x11	Main	Carpeting	No	BonusRoom	24x15	Upper	Carpeting	No
DiningRoom	13x12	Main	Hardwood	No	GreatRoom	22x18	Main	Hardwood	No
Kitchen	15x12	Main	Hardwood	No	LaundryRm	11x8	Main	Vinyl	No
SunRoom	16x11	Main	Hardwood	No					

Directions

From 96th and Olio Rd, go east on 96th St to entrance to Bay Creek East on south side. Turn right into addition and then left on North Port Dr. Home on left.

Property Description

What a beautiful place to call home! As you enter the openness of this 3BR/2BA ranch welcomes you. Great for entertaining or everyday living, the spac GR w/cozy frplc is open to the DR, sunrm & kit, no one will fell left out. The kit features granite countertops, stnls applcs, W/I pantry & plenty of counter space along with a brkfst bar. Gleaming wide plank hardwoods thruout the main lvl are just one of the many updates to this home, no detail is missed! Large mstr ste features a custom WIC, garden tub & sep shower. 2 add'tl BR's, updated bth & L/U complete the main level. Upper level bonus room has endless possibilities. Tranquil patio overlooks the beautifully landscaped, fenced yard. Sep dog run & close to neighborhood amenities.

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

See media for list of updates. Prelim title already completed thru Enterprise Title.

Description

Condo Type: Condo Descrip:
 Property Attached? Detached Common Walls:
 Lifestyle: Arch Style: Ranch, TradAmer
 Exterior: Brick, Vinyl Porch: PatioOpen, PorchCovrd
 Master Bedroom: ClosWaiKin, SinksDbl, TubFISepShr, TubWhirlpl Areas: BdOthrMain, FoyerLarge, LndryRmMn
 Appliances: Dishwasher, GrbgDispsl, MicroHood, O/RElec, Eating Area: BrkfstBar, FormalDR, Pantry
 Refrigeratr
 Equipment: NetworkRdy, SmokeAlarm, WtrSftnPd Interior Amen: CeilRsed, WIKl nClos, FloorHrdwd, WinTherm, WdWkPaintd
 Lot Info: Sidewalks, StrtLights, TreesSmall Exterior Amen: DrvConcret, FenceFuIIR, PoolCommu
 Lot Size: 80x143 Acres: .25-.49 Acre # of Acres: 0.26

Utilities/Environmental

Heating: HeatPump Fuel: Electric
 Cooling: CentriElec, FanCeilPad Primary Wtr Source: MunWtrConn
 Water Heater: Electric Primary Sewage Disp: MunSwrConn
 Utility Option: CableAvail, GasAvail, HighSpdAvl Green CertificateNo

Financial/Association Information

Possible Financing: Conventnl, ICON, FHA, VA Fee Paid: Annually Fee Amnt: \$370
 Ownership Int: MandFee
 Fee Includes: EntryComm
 Mgmt Co.: Kirkpatrick Management Mgmt Phone: 317-594-5720 More than 1 Assoc: No

Contract/Office Information

List Type: Exclusive Right to Sell BAC: 3.0 % Var: Yes Insp/Warr: General LD: 03/23/2018
 Circumstances of Sale: None Disc: Not Applicable Disc Oth: Defects/NN, SalesDiscMedia Ent D: 03/24/2018
 Show: Yes FHA Cert: Yes Show Dt: 03/25/2018 Poss: Negotiable Dir Solicit: No A/C Dt:
 LOfc: [KW1N01: Keller Williams Indianapolis Metro North](#) OP: 317-846-6300 X: OF: 317-846-5959 Dir: XD: 09/23/2018
 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: 04/09/2018
 Circumstances re: Sale: -

Requested By: Kimberly S. Carpenter. I nformation Deemed Reliable, but not Guaranteed © MIBOR Monday, April 09, 2018 04:36 PM