



15675 Viking Commander Way, Westfield, IN 46074

Prop Sub/Trans: **Single Fam/Sale**
 School Dist: **Westfield-Washington**
 Subdivision: **MEADOWLANDS AT VIKING MEADOWS**
 Legal Desc: **ACREAGE .24, SECTION 12,**
 Bldr/Prjct/Cont: **Pulte Homes**

Media: **37**
 Area: **2913 - Hamilton - Washington**
 Virtual Tour: **<http://www.tourfactory.com/2048487/r>**
 Interactive VT:
 New Const: **Proposed**

Status: **Active**
 BLC#: **21588275**
 DOM/CDOM: **39/39**
 MIBOR
 Stage:

List/MoRnt \$: **\$425,000***
 Year Built: **2013**
 Section/Lot: **2/60**
 Est.Comp. Date:



Tax ID: **290912011011000015**
 Semi Tax: **\$2,063**

MultiTax ID:
 Tax Year Due: **2017**

Solid Waste: **No**
 Tax Exempt: **HmTxEx, MortTaxEx**

	Soft
Upper:	1,456
Main:	1,126
Apprx M/U Ttl:	2,582
Basement:	1,126
Apprx M/U & Bsmnt:	3,708
% Fin Bsmnt:	75+%
Source:	Assessor

	FB	HB	BD	RM
Upper:	2	0	4	6
Main:	0	1	0	5
M/U Ttl:	2	1	4	11
Bsmnt:	1	0	0	2
Total:	3	1	4	13

Beds: **4**
 Baths: **3/1**
 # Rooms: **13**
 Floor #: **2 Levels**
 Unit Entry Lvl:

Garage: **Yes, 3CarAttach, GarDrOpenr, FinGarage**
 Parking: **1, GasLog, GreatRoom**
 Fireplace:
 Basement: **Yes, 9ft+Ceil, Finished, EgressWin**
 Foundation: **BsmntPrCnc**
 Web Link: **<http://www.15675VikingCommanderWay.com/>**
 Web Link2: **<http://www.wesellindyteam.com/>**

Recent: **09/22/2018 : DECR : \$435,000->\$425,000**

Room Type	Dimensions	Level	Floors	Window Trtmnt	Room Type	Dimensions	Level	Floors	Window Trtmnt
MasterBedroom	16x15	Upper	Carpeting	No	Bedroom2nd	11x11	Upper	Carpeting	No
Bedroom 3rd	11x10	Upper	Carpeting	No	Bedroom4th	12x10	Upper	Carpeting	No
BonusRoom	16x13	Basement	Carpeting	No	BreakfastRoom	11x14	Main	Hardwood	No
DenLibrary	12x11	Main	Carpeting	No	GreatRoom	16x16	Main	Hardwood	No
Kitchen	14x14	Main	Hardwood	No	LaundryRm	7x6	Upper	Vinyl	No
Loft	15x13	Upper	Carpeting	No	Office	8x6	Main	Tile-Ceramic	No
Rec/PlayRm	27x23	Basement	Carpeting	No					

Directions
Meridian / US-31 to 161st Street exit. Head west on 161st Street to Viking Meadows entrance. Turn left on Viking Lair Road. Turn left on Viking Commander Way to home on left.

Property Description
Looking for a great 4BR/3.5BA home in an outstanding family neighborhood? This one won't last long. Main level with HW floors features include a spacious LR with open floor plan to kitchen with SS appliances, granite counter tops and large island. Office next to front door is a great place to work from home with tons of natural light. Upstairs features 4 BRs with spacious master suite with large WIC split away from other BRs. Master bath feels like your own personal spa with garden tub, separate shower and raised double vanity. Bsmt offers a great area for kids to play or that man-cave you've always wanted and a full bath. Backyard backs up to a line of trees, has nice covered patio and is just steps away from the Monon Trail!

Agent to Agent Remarks: Exclusions & Commission Disclosures & Financial Information
Seller will be replacing damaged carpet in master bedroom with similar product to carpet in the rest of the home.

Condo Type:	Description
Property Attached? Detached	Condo Descrip:
Lifestyle: Brick, CompSidCmt	Common Walls:
Exterior: ClosWalkin, Suite, TubFISepShr	Arch Style: TradAmer, Two Story
Master Bedroom: GrbgDispsl, MicroHood, O/RElec, Refrigtrtr	Porch: PatioCovrd, PorchCovrd
Appliances: SmokeAlarm, SmpPmp w/Bac, Programmable	Areas: Foyer2Story, LndryRmUp
Equipment: Thermostat, WtrSftnPd	Eating Area: BrkfstRoom, CntrIsland
Lot Info: Curbs, Sidewalks, TreesSmall	Interior Amen:
Lot Size: 10,454 Acres: <.25 Acre	Exterior Amen: DrvConcret, FenceFullR
	# of Acres: 0.24

Heating:	Utilities/Environmental
ForcedAir	Fuel: Gas
CentrlElec	Primary Wtr Source: MunWtrConn
Water Heater: Gas	Primary Sewage Disp: MunSwrConn
Utility Option:	Green Certificate: No

Possible Financing:	Financial/Association Information	Fee Paid:	Fee Amnt:
Conventnl, ICON		Quarterly	\$234
Ownership Int: MandFee			
Fee Includes: Clubhouse, EntryComm, Exercise, PrkPlygrnd, Pool, ProfMgmt, Tennis			
Mgmt Co.: Community Management Services	Mgmt Phone: 317-631-2213		More than 1 Assoc: No

List Type:	Contract/Office Information	LD:
Exclusive Right to Sell	BAC: 3.0 % Var: No	08/09/2018
Circumstances of Sale: None	Disc: Not Applicable	Ent D: 08/10/2018
Show: Yes FHA Cert:	Show Dt: 08/09/2018	A/C Dt:
LOfc: EXPL01: eXp Realty, LLC	OP: 812-734-6048 X:	XD: 02/09/2019
LAGt: 15467: Kimberly Carpenter	Pref: 317-509-4000	TOM Dt:
VM:	PF:	WD:
Team:	Fdbk: 317-509-4000	Chg Dt: 09/22/2018
CoAgt: 37042 : Joshua Carpenter	Pref: 317-402-9111	
Circumstances re: Sale: -		

Requested By: Kimberly S. Carpenter. Information Deemed Reliable, but not Guaranteed © MIBOR Saturday, September 22, 2018 08:54 AM