



4621 WINTHROP Avenue, Indianapolis, IN 46205

Prop Sub/Trans: **Single Fam/Sale** Media: **19** Status: **Active** BLC#: **21648126** List/MoRnt \$: **\$175,000**
 School Dist: **Indianapolis Public Schools** Area: **4903 - Marion - Washington** DOM/CDOM: **4/4** Year Built: **1926**
 Subdivision: **NORTHCROFT** Virtual Tour: <https://www.tourfactory.com/2611528> Interactive VT: Section/Lot: **/168**
 Legal Desc: **NORTHCROFT L168** New Const: **No** Stage: Est.Comp. Date:
 Bldr/Prjct/Cont:



Tax ID: **490612150032000801** MultiTax ID: Solid Waste: **Yes**
 Semi Tax: **\$1,486** Tax Year Due: **2018** Tax Exempt: **MortgageTax**

	Soft
Upper:	297
Main:	1,120
Apprx M/U Ttl:	1,417
Basement:	560
Apprx M/U & Bsmnt:	1,977
% Fin Bsmnt:	0-25%
Garage:	352
Source:	Assessor

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

Bed: **3**
 Bath: **1/0**
 # Rooms: **6**
 Floor #:
 Levels: **1 Level**
 Unit Entry Lvl:

Garage: **Yes, Detached**
 Garage Spaces: **1** Fireplace: **1, LivingRoom, WoodBurning**
 Basement: **Yes, Unfinished**
 Foundation: **Basement-Block**
 Web Link: <http://www.4621NWinthrop.com/>

Recent: **06/21/2019 : NEW**

Room Information				
Room Type	Dimensions	Level	Floors	Window Trtmnt
Master Bedroom	11x27	Upper	Carpeting	No
Bedroom 3rd	12x9	Main	Hardwood	No
Kitchen	9x10	Main	Viny IHardwood	No

South on College Ave to 49th Street. Turn left on 49th street to head east. Turn right to head south on Winthrop to home on left.

Looking for a home where you can enjoy all that South Broad Ripple has to offer? Look no further than this beauty that backs to the Monon Trail, what more could you ask for? This 3 bedroom/1 bath home is waiting for you to call it home. The original hardwoods have been refinished in a gorgeous dark tone, interior is freshly painted, new flooring in the kitchen, new carpet upstairs and you can just move right in. The inviting front porch welcomes your guests or gives you a place relax. The fenced backyard leads to you to your own 1 car garage with room for additional parking beside. The bath has been updated and the basement has been freshened up, so no creepy basement. Come take a look, you won't be disappointed.

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

No showings until open house Sunday 6/23 3-5pm Earnest money to be held at Title company

Condo Type: Property Attached YN: Detached Lifestyle: Exterior: Vinyl Master Bedroom: Appliances: Dishwasher, Dryer, Microwave, O/RGas, Refrigeratr, Washer Equipment: SmokeAlarm Lot Info: TreeMature Lot Size: 5662 Acres: <.25 Acre	Description: Condo Descrip: Common Walls: Arch Style: Bungalow/Shotgun, TraditonalAmerican Porch: PorchCovered Areas: Laundry in Basement Eating Area: BreakfastRoom, DiningRoomFormal Kitchen Features: Kitchen Some Updates Interior Amen: HardwoodFloors, WoodWorkPainted Exterior Amen: DrivewayGravel, FenceFullRear # of Acres: 0.13
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Heating: ForcedAir Cooling: Central Electric, Window Unit Water Heater: Gas Utility Option:	Utilities/Environmental: Fuel: Gas Primary Wtr Source: Municipal Water Connected Primary Sewage Disp: Municipal Sewer Connected	Green Certificate: No
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Possible Financing: Conventional, InsuredConventional, FHA, VA Ownership Int: NoAssoc	Financial/Association Information: Fee Paid: HOA Disclsr:	Fee Amnt:
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List Type: Exclusive Right to Sell Circumstances of Sale: Show: Yes FHA Cert: LOfc: EXPL01: eXp Realty, LLC LAgt: 15467: Kimberly S. Carpenter VM: Team:	Contract/Office Information: BAC: 3.0 % Var: No Disc: Not Applicable Show Dt: 06/23/2019 OP: 812-734-6048 X: Pref: 317-509-4000 PF: Fdbk: 317-509-4000	Insp/Warr: General, Not Applicable Disc Oth: Seller's Disclosure Supplements Poss: Negotiable Dir Solicit: No OF: 317-509-4000 Cell: 317-509-4000 Toll: 317-955-5555 Fdbk: sold@kimsellsindy.com	LD: 06/21/2019 Ent D: 06/21/2019 A/C Dt: 12/21/2019 TOM Dt: WD: Chg Dt: 06/23/2019 Closed:
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Requested By: Kimberly S. Carpenter. Information Deemed Reliable, but not Guaranteed © MIBOR Tuesday, June 25, 2019 04:24 PM