

Alan D. Waynick

Real Estate

101 NW First St., Paoli, IN 47454
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Visit our website at
<http://www.alanwaynickrealestate.com>



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|-------------------------------|-------------------------------------|----------------------|--------------|-----------------------|--------------|-------------|---------------------------------------|
| SP1380 | 2501 South CR 500 East Paoli, IN | Rural Residential | | 5 | 4 | Paoli | REDUCED \$325,000.00 |
| Listing # and Name | Address | Type | Rooms | Bed- rooms | Baths | City | Price |

Salesperson: Alan Waynick **Phone:** 812-723-5700 or 812-936-7766

Legal Description: Pt. SE Sec. 14, Twp. 1N, Rg. 1E, Stamperscreek Twp., Orange Co., IN

| | | | | | First Floor | 2 nd Floor | Basement |
|-------------------|-------------------------|------------------|-------------|---------------------|---------------------------|-----------------------|-----------------------|
| Construction Type | Log Two-story | Disposal | | Approx. Sq. Ft. | 2000 Sq. Ft. | 1200 Sq. Ft. | Finished 2000 Sq. Ft. |
| Age Condition | 2002 Good | Dishwasher | | Living Room | 1 | | |
| Possession | At closing | Refrigerator | | Family Room | | 1 | |
| Terms | Cash | Range | | Dining Room | 1 | | |
| Lot Size | 18 acres m/l | Air Conditioning | Central air | Kitchen | 1 | | |
| Semi Annual Tax | | Ceiling Fans | | Bath | 2 | 1 | 1 |
| Public School | Paoli Community Schools | Type of Heat | Gas furnace | Other room | | | 4 |
| Type Windows | Thermopane | Fireplace | 2 | Bedroom | 1 | 4 | |
| Type Roofing | Metal | Cable Available | | Bedroom | | | |
| Exterior | Log | Gas | LP gas | Utility Room | | | |
| Water Heater | | Septic or Sewer | Septic | Number Closets | | | |
| Carport/ Garage | Large detached garage | Water Source | Well | Type Floors | Hardwood, carpeting, tile | | |
| Other Buildings | | Paved Street | Yes | Porches, decks, etc | Wrap-around porch | | |
| Other Features | Pond, wooded home site | Paved Drive | Gravel | | | | |

Remarks: Built in 2002, there's lots of living space in this two-story log home on 18, more or less, private acres on a dead-end private gravel road. The first floor has a large master bedroom with a master bath and a walk-in closet, a second full bath, a living area, a dining room, a kitchen and an office. The second floor has four bedrooms, a bath, and a family room. The full finished basement has a large recreation area, three more finished rooms, and a full bath. The home has a warm country feel with lots of wood throughout. Gas furnace, central air. The exterior of the home is log with a masonry basement, an attractive metal roof, and a covered porch that wraps all around the home. Large detached garage. The home site is very attractive with landscaping and lots of trees. The acreage also includes a pond. The owner is moving and says, "SELL!!!" Paoli schools.

Driving directions: From Paoli, take US Hwy. 150 East to CR 500 (Tater Rd.). Turn left to go north on CR 500. Go about 3/4 mile and turn left onto a private gravel road that leads back to the home.

***** PLEASE NOTE *****
 INFORMATION CONSIDERED ACCURATE BUT NOT WARRANTED

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