

# Brooks Galloway

Real Estate

8481 W. College Street

French Lick, IN 47432

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<b>Salesperson</b>	Roger	<b>Phone:</b>	936-4208	<b>Type of property</b>	Residential	
<b>Listing Name</b>	FLA899			<b>Total Rooms</b>	9	
<b>Address</b>	1236 Clay Street	<b>City</b>	French Lick	<b>Total Bedrooms</b>	4	
<b>County</b>	Orange	<b>Township</b>	French Lick	<b>Total Baths</b>	2.5	
<b>Legal Description</b>	Taylor Addition lot 8			<b>Price:</b>	<b>\$159,900</b>	
<b>Type of home</b>	Tri-Level	<b>Trash Com.</b>	None		<b>1st Floor</b>	<b>2nd Floor</b>
<b>Age / Year</b>	1967	<b>Wtr Softener</b>	None	<b>Approx. Sq. Ft.</b>	996	1104
<b>Construction</b>	Frame	<b>Disposal</b>	Yes	<b>Attic</b>		
<b>Basement/Crawl</b>	Basement	<b>Dishwasher</b>	Yes	<b>Family Room</b>	Yes	
<b>Type Exterior</b>	Stone/Vinyl	<b>Range</b>	Yes	<b>Dining Room</b>	Yes	
<b>Lot Size</b>	100 x 165	<b>Refrigerator</b>	Yes	<b>Kitchen</b>	Yes	
<b>Type Drive</b>	Concrete	<b>Washer/Dryer</b>	Yes	<b>Living Room</b>	Yes	
<b>Type of heat</b>	Gas FA			<b>Master Bath 1</b>	Yes	
<b>Anl. Fuel Cost</b>				<b>Bath 2</b>	Yes	
<b>Type Windows</b>	Thermopane			<b>Bath 3</b>	1/2	
<b>Type Roofing</b>	Shingle	<b>Attic Fan</b>		<b>Master Bdrm 1</b>	Yes	
<b>Water Source</b>	City	<b>Ceiling Fans</b>	3	<b>Bedroom 2</b>	Yes	
<b>Carport/Garage</b>	2 C Garage	<b>Fireplace</b>	2	<b>Bedroom 3</b>	Yes	
<b>Porches/Decks</b>	Porch and Deck	<b>TV(Cable/ Ant.)</b>	Cable	<b>Bedroom 4</b>	Yes	
<b>Outbuildings</b>	Shed	<b>A/C</b>	Central	<b>Bedroom 5</b>		
<b>Possession</b>	30 days	<b>Sewer/Septic</b>	Sewer	<b>Bedroom 6</b>		
<b>Terms</b>	Cash	<b>Water Heater</b>	Gas	<b>Type Floors</b>	Wood/Crpt	
<b>Annual Tax</b>	500.00			<b>No. Closets</b>	8	
<b>Public School</b>	Spring Valley			<b>Utility Room</b>	Yes	

**Remarks:**

**REDUCED PRICE:** This is one of the nicer homes in French Lick in one of the best locations. It features a brand new roof, all appliances, two fireplaces, spacious dining room, two-car attached garage, large family room, four bedrooms, and mostly hardwood flooring. It is located on a dead end street which means very limited traffic.

**Driving Directions:**

Take State Road 56 west out of French Lick towards Jasper. Turn right on Clay Street. Home located on the right.

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

We agree the information in this listing is true and correct. Owners Initials \_\_\_\_\_ Date: \_\_\_\_\_

Home to be shown: \_\_\_\_\_ Key available at: \_\_\_\_\_

Tenant Name: \_\_\_\_\_ Phone: \_\_\_\_\_