Brooks Galloway
Real Estate

8481 W. College Street
French Lick, IN 47432
Phone: 812-936-7301
Fax: 812-936-7381
Email:brooksgalloway@brooksgalloway.com

Visit our website at
http://www.brooksgalloway.com

Salesperson	Roger Fisher	**Phone:**	812-936-4208	**Type of property**	Residential	
Listing Name	WBSG1079	MLS#	11457	**Bedrooms**	3 or 4 Bedrooms	
Address	1795 N. Co. Rd. 825W	**City**	West Baden Sp	**Baths**	One Bath	
County	Orange	**Township**	French Lick			
Legal Description	Pt. NW NE 27 2N 2W 1.06; Pt. NW NE 27 2N 2W .20A; Pt. NW NE 27 2N 2W .17A			**Price:**	**$65,000**	
Type of home	Conventional				**1st Floor**	**2nd Floor**
Age / Year	50 Yrs.			**Approx. Sq. Ft.**	1144	768
Construction	Frame			**Dining Room**	Yes	
Basement/Crawl	Crawl			**Kitchen**	Yes	
Type Exterior	Wood			**Living Room**	Yes	
Lot Size	1.06 A			**Bath**	Yes	
Type Drive	Gravel			**Bedroom**	Yes	
Type of heat	Gas forced air			**Bedroom**	Yes	
Type Windows	Single Hung			**Bedroom**	Yes	
Type Roofing	Asphalt Shingle			**Bedroom**	Yes	
Water Source	City			**Type Floors**	Hardwood	
Carport/Garage	Garage			**No. Closets**	3	
Porches/Decks	Covered Porch			**Utility Room**	Yes	

Remarks:

1795 N CO RD 825 W, WEST BADEN SPRINGS, INDIANA... This is an older home which has had much work done to it and is very livable. It has a nice front porch, hardwood floors, detached garage, and a storage shed and cellar. There is an older home also on the property which would have quite a bit of salvage value if the owner did not want to redo it. There is also an additional lot behind the houses included with this price. This property is only five minutes from French Lick.

Driving Directions:

From West Baden, go into Prospect and go to SR 150. Turn right at the Y and go only a short distance and turn onto CR825W. Go only about one fourth mile and the home is on right with Galloway sign.

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:_____