

Brooks Galloway

Real Estate

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Salesperson	BUD / BROOKS	Phone:	812-723-5189	Type of property	RESIDENTIAL	
Listing Name	BO938			Total Rooms	6	
Address	3150 CHIGGER RIDGE RD	City	BIRDSEYE	Total Bedrooms	2	
County	CRAWFORD	Township	PATOKA	Total Baths	2	
Legal Description	PT SE SW 32-1-2-W (.5 ACRES+/-)			Price:	\$114,500	
Type of home	LOG CABIN	Trash Com.	NO		1st Floor	2nd Floor
Age / Year	PT 1991 AND PT 1995	Wtr Softener	NO	Approx. Sq. Ft.	660	240
Construction	LOG+	Disposal	NONE			
Basement/Crawl	CRAWL	Dishwasher	NONE			
Type Exterior	CONCRETE BLOCK PIER	Range	OPTIONAL			
Lot Size	.5 ACRE +/-	Refrigerator	OPTIONAL	Kitchen	12 X 11	
Type Drive	GRAVEL	Washer/Dryer	OPTIONAL	Living Room	12 X 19	
Type of heat	ELECTRIC HEAT PUMP	Hot Tub	INCLUDED	Master Bath 1	4 X 11	
				Bath 2	10 X 6	
Type Windows	THERMOPANE					
Type Roofing	ASPHALT	Attic Fan	NONE	Master Bdrm 1	11 X 11	
Water Source	PATOKA	Ceiling Fans	2	Bedroom 2		11 X 19
Carport/Garage	NONE	Fireplace	WOOD STOVE			
Porches/Decks	FRONT PORCH	TV(Cable/ Ant.)	SAT			
Outbuildings	8 X 10	A/C	CENTRAL			
Possession	IMMEDIATE	Sewer/Septic	PATOKA SEW			
Terms	CASH OR EQUIVALENT	Water Heater	ELECTRIC	Type Floors	PINE	
Annual Tax		Back Porch	SCREENED			
Public School	CRAWFORD					

Remarks:

3150 CHIGGER RIDGE ROAD, BIRDSEYE, INDIANA...LOG HOME WITH 900 SQ. FT. WITH 2 BEDROOM 2 BATH. VAULTED CEILING IN LIVING ROOM, OAK KITCHEN CABINETS, PINE FLOORS, COVERED FRONT PORCH AND SCREENED BACK PORCH OVERLOOKING SEASON STREAM. OPEN DECK WITH 6-PERSON HOT TUB WHICH IS INCLUDED IN THE SALE. MOST FURNITURE AND APPLIANCES OPTIONAL. PRIVATE SETTING! **\$114,500**

Driving Directions:

FROM STOPLIGHT IN FRENCH LICK, PROCEED SOUTH ON HWY 145 APPROXIMATELY 14 MILES TO JCT HWY 164, PROCEED ON HWY 164 TO WICKLIFFE AND THEN RIGHT ON DILLARD ROAD. GO APPROXIMATELY 1 MILE AND TURN LEFT ON ZIMMERMAN ROAD, GO .3 MILE AND TURN AT CORNER. FOLLOW TO CHIGGER RIDGE ROAD BEARING OFF TO LEFT. PROPERTY IS 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: _____