

Brooks Galloway

Real Estate

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Salesperson	Brooks	Phone:	812-583-1178	Type of property	Residential	
Listing Name	BB905			Total Rooms	9	
Address	9729 Patoka Village Road	City	Birdseye	Total Bedrooms	5	
County	Crawford	Township	Patoka	Total Baths	1	
Legal Description	PT S1/2 NW 5-2-2W 1.63 Ac			Price:	\$125,000	
Type of home	Cabin	Disposal	Yes		1st Floor	2nd Floor
Age / Year	2000	Range	Yes	Approx. Sq. Ft.	1400	600
Construction	Log	Refrigerator	Yes			
Basement/Crawl	Crawl	Washer/Dryer	Yes	Family Room	24' x 19'	
Type Exterior	Log	Attic Fan	Yes	Dinning Room	1	
Lot Size	1.63	Ceiling Fans	2	Kitchen	15' x 8'	
Type Drive	Gravel	Fireplace	Wood	Living Room	15' x 13'	
Type of heat	Gas	TV(Cable/ Ant.)	Antenna			
A/C	Central			Bath	9' x 8'	
Type Windows	Anderson					
Type Roofing	Shingle			Master Bdrm 1	11' x 11'	
Water Source	Patoka			Bedroom 2		13' x 11'
Sewer/Septic	Septic			Bedroom 3		13' x 10'
Porches	Front Covered/Side Wd			Bedroom 4		12' x 12'
Outbuildings	Shed			Bedroom 5		11' x 12'
Possession	Negotiable					
Water Heater	Electric			Type Floors	Carpet/Wood	
Annual Tax	\$1,920					
Public School	Crawford					



Remarks:

9729 PATOKA VILLAGE ROAD, BIRDSEYE, INDIANA...Perfect cabin for recreational use or to live in. This property is located near Patoka Lake and park entrance. Private country living. The home features 5-bedrooms and nice great room with fireplace. Front porch and side deck so you can enjoy the home inside and out. Most of the furnishings are available. **Price reduced to \$125,000 with seller willing to pay up to \$5,000.00 of buyer's cost.**

Driving Directions:

Hwy 145 to Hwy 164, follow Dillard Road, turn right, Dillard to Zimmerman, turn left. Follow Zimmerman to Dewitt School Road. Do not turn on Dewitt instead stay straight on gravel lane, turn 1st left, 3rd cabin 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: _____