

# Brooks Galloway

Real Estate

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French Lick, IN 47432

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|                          |                         |                      |              |                         |                  |                  |
|--------------------------|-------------------------|----------------------|--------------|-------------------------|------------------|------------------|
| <b>Salesperson</b>       | Roger Fisher            | <b>Phone:</b>        | 812-936-4208 | <b>Type of property</b> | Residential      |                  |
| <b>Listing Name</b>      | FLT1101                 |                      |              | <b>Total Rooms</b>      | 9                |                  |
| <b>Address</b>           | 9803 W St Rd 56         | <b>City</b>          | French Lick  | <b>Total Bedrooms</b>   | 4                |                  |
| <b>County</b>            | Orange                  | <b>Township</b>      | French Lick  | <b>Total Baths</b>      | 2                |                  |
| <b>Legal Description</b> | Pt S1/2 SW 9 1N 2W .78A |                      |              | <b>Price:</b>           | <b>\$139,000</b> |                  |
| <b>Type of home</b>      | Ranch                   | <b>Disposal</b>      | Yes          |                         | <b>1st Floor</b> | <b>2nd Floor</b> |
| <b>Age / Year</b>        | 1962                    | <b>Range</b>         | Yes          | <b>Approx. Sq. Ft.</b>  | 1900             |                  |
| <b>Construction</b>      | Frame                   | <b>Refrigerator</b>  | Yes          | <b>Living/Dining</b>    | Yes              |                  |
| <b>Basement/Crawl</b>    | Finished Basement       | <b>Washer/Dryer</b>  | Yes          | <b>Kitchen</b>          | Yes              |                  |
| <b>Type Exterior</b>     | Stone                   | <b>Ceiling Fans</b>  | One          | <b>Master Bath 1</b>    | Yes              |                  |
| <b>Lot Size</b>          | 80 x 100                | <b>TV(Cable/Ant)</b> | Cable        | <b>Bath 2</b>           | Yes              |                  |
| <b>Type Drive</b>        | Asphalt                 | <b>A/C</b>           | Central      | <b>Master Bdrm 1</b>    | Yes              |                  |
| <b>Type of heat</b>      | Electric Forced Air     | <b>Sewer/Septic</b>  | Sewer        | <b>Bedroom 2</b>        | Yes              |                  |
| <b>Type Windows</b>      | Double Hung             | <b>Water Heater</b>  | Electric     | <b>Bedroom 3</b>        | Yes              |                  |
| <b>Type Roofing</b>      | Asphalt Shingle         |                      |              | <b>Type Floors</b>      | Carpet/Laminate  |                  |
| <b>Water Source</b>      | City                    |                      |              | <b>No. Closets</b>      | 5                |                  |
| <b>Carport/Garage</b>    | Attached 1-Car          |                      |              | <b>Utility Room</b>     | Yes              |                  |
| <b>Porches/Decks</b>     | Patio                   |                      |              |                         |                  |                  |
| <b>Outbuildings</b>      | None                    |                      |              |                         |                  |                  |
| <b>Possession</b>        | Negotiable              |                      |              |                         |                  |                  |
| <b>Terms</b>             | Conventional            |                      |              |                         |                  |                  |
| <b>Annual Tax</b>        | \$500.00                |                      |              |                         |                  |                  |
| <b>Public School</b>     | Spring Valley           |                      |              |                         |                  |                  |

**Remarks:**

**9803 W ST RD 56, FRENCH LICK, INDIANA...** This is a very nice attractive home in one of the prime locations in French Lick. It features 4 bedrooms, one and one half baths, attached garage, and all appliances. It sits on a flat spacious lot with attractive surroundings. It has a relatively new roof and new windows. Call today to schedule an appointment to see. \$139,000

**Driving Directions:**

Take SR 56 out of French Lick and head toward Jasper. It will be at the top of the hill on the left with a Galloway sign. It has a sandstone exterior.

**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: \_\_\_\_\_