

6361 S ST RD 39



Price: **\$134,500**

Joe Risse Realty, Inc.

400 S. Hoke Ave., Suite #9
Frankfort, IN 46041

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Information deemed reliable, but not warranted.

Lot Size	1.27	Style	1 Story, Ranch
# Acres	1.27	YR Built	1952
Water	Well	Garage Cap.	1.50
Sewer	Septic	Garage	Detached, Garage Door
Fence		Garage SqFt	280
TV Hookup	Satellite	Driveway	Stone
Patio	Open	Attic	Drop Stairs
Porch	Stoop	Roof Type	Shingle
Pool	Above-Ground	Roof YR	1999
Heat Type	Forced Air	Amps	100
Heat Fuel	Gas-Natural	Fireplace	None
Air Cond.	Central Air	# Closets	5
Windows	Double-Hung, Replacement,	Screens	Yes
Storm Wnd.		Wnd. Treatmnts.	
Water Htr.	30-Gallon, Gas-Natural	Appliances:	Hood, Softener-Leased
Ext. Walls	Vinyl		
Int. Walls	Drywall, Plaster		
Foundation	Block		

FRANKFORT

#Rooms 6
 #Bedrooms 3
 #Full Baths 2
 #Half Baths 0
 Approx. SQFT **1500**
 Source ASSESSOR
 Basement No
 High School Clinton Prairie
 Elem. School Clinton Prairie
 Avg. Heat/Mo. 65
 Avg. Elect/Mo.
 Avg. Water/Mo.

Office # **1674**
 MLS # **15506**
 State IN
 Zip 46041
 Area JACKSON
 Owner BARNETT
 Tenant Yes

Annual Tax 301.94
 Tax Year 2009
 Land Valuation 27800
 Imp. Valuation 64500
 Exempt \$ 63085
 Assoc Dues \$

Terms CASH TO SELLER

	ROOM SIZE	LEVEL	FLOOR
Bedroom 1	11' X 15'	1	CARPET
Bedroom 2	9'5 X 15'	1	CARPET
Bedroom 3	11'5 X 13'	1	CARPET
Bedroom 4			
Bedroom 5			
Full Bath 1	6' X 9'	1	VINYL
Full Bath 2	8' X 9'5	1	CARPET
Half Bath 1			
Kitchen	11' X 12'	1	VINYL
Dining			
Living Room	12' X 20'	1	CARPET
Family Den/Study			
Office	10' X 13'	1	CARPET
Utility Room	8' X 11'	1	VINYL
Other Room 1			
Other Room 2			

For more information on this property and others, please contact:

GREG RISSE - Cell: (765) 242-3590
greg@joerisse.net

Remarks Just a little south of town you will find this nice 3 bedrm, 2 bath ranch style home. Large living rm, good sized eat-in kitchen and an office or study. Recent updates include roof, replmt windows, 270' well & septic finger system. High eff furnace. Beautifully landscaped lot. Detached garage, 3 storage sheds & an above ground 27' pool for your enjoyment! Lots to like here, so call & make your appointment today!

Possession Negotiable
 County **Clinton**
 Zoning A1 AGRICULTURE
 Legal PT E NE S11-T21N-R1W 1.27AC
 Tax ID # **121411200008000004**



You're on the Move with Joe Risse Realty!