

**630 North College Avenue #203 - \$218,500****BLC # 21163535**

You'll love the spacious, open layout of this 2nd floor loft. Soft north light floods dramatic, freshly painted living space w/soaring ceilings, exposed ductwork, gleaming hrdwds & plenty of wall space for art! A wonderful master suite whispers Feng Shui w/ its calming colors, clean lines & simplicity. A master WIC has a California Closet system. The 2nd BR & full bath are perfect for guests. Fabulous kit. features maple cabinets, s.s appliances & granite ctrs. 2 parking spaces in adjacent lot!

Presented exclusively by: Kate Flock, REALTOR®, call 317-634-6676

Tour this home online at  
[www.flockrealty.com](http://www.flockrealty.com)

630 N. College Ave #203      BLC # 21163535      Status: Sold      ListPrice: \$218,500

<b>Town:</b> Indianapolis	<b>County:</b> Marion	<b>Area:</b> 4912	<b>Map:</b> -
<b>Legal:</b> MILL NO 9 PHASE II C	<b>Twp:</b> Center NE	<b>Zip:</b> 46204	<b>School:</b> Indianapolis Public Schools
<b>MultipleTaxID:</b>	<b>Section:</b>	<b>Lot:</b> 203	<b>Semi-Tax:</b> 1121
<b>Builder:</b>	<b>Yr Built:</b> 1922		<b>Tax Year:</b> 2011
<b>Est.Completion Date:</b>			<b>Solid Waste:</b> 1

Approx. Room Sizes/Descriptions			
	L	F	W
<b>Living:</b>	24x13	M	H
<b>Family Rm:</b>			
<b>Great Rm:</b>			
<b>Dining:</b>			
<b>Kitchen:</b>	10x7	M	H
<b>Breakfast Rm:</b>			
<b>Bedroom 2nd:</b>	13x10	M	H

**Bd:** 2  
**Rooms:** 5  
**Floor#:** 1  
**Entry Lev:** 1  
**Levels:** 1 Level  
**Baths:** 2.00

SqFt	FB	HB
<b>Upper:</b> 0	<b>Upper Bth:</b> 0	0
<b>Main:</b> 1117	<b>Main Bth:</b> 2	0
<b>Approx M/U Total:</b> 1117	<b>Bsmt Bth:</b> 0	0
<b>Optional Level:</b> 0	<b>Total:</b> 2	0
<b>Approx M/U &amp; Opt:</b> 1117		
<b>% Basement Finished:</b>		
<b>Source:</b> Assessor		

**Bas:** No /  
**Foundation:** Slab  
**Fireplace:** 0 /  
**Garage:** No / Other

**Directions**

New York St. east to College Avenue. Head north to 630 N. College Ave. on the west side of the street.

**PropertyDescription**

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**Description**

<b>Life Style:</b>	<b>Arch Style:</b> Historic	<b>Exterior:</b> Brick
<b>Master BR:</b> Sinks Double, Shower Stall Full, Suite, Closet Walk in		<b>Areas:</b> Bath Sinks Double Main, Laundry in Unit, Bedroom Other on Main
<b>Appl:</b> Dishwasher, Dryer, Garbage Disposal, MicroHood, Oven/Range-Electric Refrigerator, Washer		<b>Porch:</b> Rooftop
<b>Equip:</b> Elevator Common, Smoke Alarm		<b>Eating Area:</b> Dining Combo/Living Room
<b>Lot Info:</b> Storm Sewer, Street Lights, Trees Small		<b>Interior Amen:</b>
<b>Lot Size:</b> 0.02 AC <b>Acres:</b> CndHPRCoop <b># of Acres:</b> 0.0000		<b>Exterior Amen:</b>
		<b>Condo Description:</b>

**Utilities**

<b>Heating:</b> ForcedAir	<b>Fuel:</b> Electric	<b>Primary Water Src:</b> Municipal Water Connected
<b>Cooling:</b> Central Electric	<b>Water Htr:</b> Electric	<b>Primary Sewage Disp:</b> Municipal Sewer Connected
<b>Utility Options:</b>		

**Financial/Association Information**

**Possible Financing:** Conventional, Insured Conventional      **Ownership Interest:** Mandatory Fee      **Fee Paid:** Monthly      **Fee Amount:** \$270  
**Fee Includes:** Association Home Owners, Entrance Common, Insurance Building Hazard, Insurance Common Area, Maintenance All Ground, Maintenance Building Exterior, Maintenance Common Area, Nature Area, Trash Removal

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**Additional Photos For 630 N. College Ave #203**

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