

626 East 11th Street - \$199,900**BLC # 21165156**

Framed and ready for your finishes! Buyer can choose standards or upgrades! Walking distance to Mass Ave and downtown! Open, trendy and chic! Bonus room in bsmt. can also be fin for home office or den/workout room. Master bath incl. full shower w/ spacious tub and walk in closet! Int. photos are of model unit 620 E. 11th which recently closed! From final choices to finish buyer can move in w/ in approx. 90 days! Special care given to sound insulation by developer!

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

Tour this home online at
www.flockrealty.com

Broker Listing Cooperative™ Data

FLOCKREALTY.com

626 E. 11th St BLC # 21165156 Status: Sold ListPrice: \$199,900

Town: Indianapolis	County: Marion	Area: 4912	Map: -
Legal: MYRON PLACE SECTION	Twp: Center NE	Zip: 46202	School: Indianapolis Public Schools
MultipleTaxID:	Section: 2	Lot: 4	Semi-Tax: 1801
Builder: Kendall Construction	Yr Built: 2008		Tax Year: 2011
Est.Completion Date: 05/12			Solid Waste: 0

Approx. Room Sizes/Descriptions

	L	F	W		L	F	W
Living:				Master:			
Family Rm:				2nd:			
Great Rm: 15x14	M	H		3rd:			
Dining: 15x18	M	H		4th:			
Kitchen: 15x12	M	H		Bedroom 2nd: 12x10	U	C	
Breakfast Rm:				Bonus Room: 13x12	B	O	
MasterBedroom: 16x11	U	C		Laundry Room: 6x3	U	V	

Bd: 2
Rooms: 5
Floor#: 1
Entry Lev: 1
Levels: 3 Levels
Baths: 3.00

	SqFt		FB	HB
Upper:	720	Upper Bth:	2	0
Main:	720	Main Bth:	0	1
Approx M/U Total:	1440	Bsmt Bth:	0	0
Optional Level:	720	Total:	2	1
Approx M/U & Opt:	2160			
% Basement Finished:	0-25%			
Source:	Builder			

Bas: Yes / Daylite Windows,Unfinished
Foundation: Basement Poured Concrete
Fireplace: 1 / Gas Log Fireplace
Garage: Yes / Attached

Directions

College Avenue to 11th Street and turn west to 626 E. 11th.

PropertyDescription

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Description

Life Style: Townhouse	Arch Style: Contemporary	Exterior: Composition Siding Cement
Master BR: Sinks Double,Tub Full with Separate Shower,Closet Walk in,Tub Whirlpool	Porch: Laundry Room Upstairs	
Appl: Garbage Disposal,MicroHood	Porch: Balcony	
Equip: Smoke Alarm	Eating Area: Dining Combo/Living Room	
Lot Info: Sidewalks,Trees Small	Interior Amen:	
Lot Size: 0.02 AC Acres: <1/4 Acre # of Acres: 0.0000	Exterior Amen:	
	Condo Description:	

Utilities

Heating: HeatPump	Fuel: Electric	Primary Water Src: Municipal Water Connected
Cooling: Heat Pump	Water Htr: Gas	Primary Sewage Disp: Municipal Sewer Connected
Utility Options:		

Financial/Association Information

Possible Financing: Conventional,FHA,InsuredConventional **Ownership Interest:** MandatoryFee,PlannedUnitDev **Fee Paid:** Monthly **Fee Amount:** \$130
Fee Includes: Association Builder Controls,Insurance Building Hazard,Insurance Common Area,Lawncare,Maintenance Building Exterior,Maintenance Common Area

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Additional Photos For 626 E. 11th St

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