


Residential 77059522 Active

7 Circle Drive -Lukens Lake Roann, IN 46974

\$187,000 

County: Wabash **Township:** Pleasant
Style: Ranch **School Dist:** N Manchester
Elem. School: Manchester Elementary **Middle School:** Manchester Inter. - Laketon
Rooms: 8 **Apx Age:** 16
Bedrms: 4
Baths: 2 **Subdiv:** OTHER-WABASH CO
Half Baths: 0 **Possession:** NEG
Apx Acres: 2.00
Lot Size: 2 A
Parcel: 85-05-14-203-012.000-012
Legal: CONT KINGSTON PARK ADDN LOTS 64,65,66,67,1,2,& 3
HOA: No **Monthly Assoc. Fees:** \$0

[click on photo for additional pictures](#)

Virtual Tour 

Apx SF 1st Flr: 2000	Apx SF 2nd Flr: 0	Apx SF 3rd Flr: 0	Apx Tot SF: 2000
Apx SF Bsmt: 0	Apx BG Fin SF: 0	Apx Tot Fin SF: 2000	
Garage Dim: 24 X 30	# Remotes: 2	Average Elect: 70	Cov./Restrict: Yes
Annual Taxes: 0	Average Gas: 70		

Exemptions: None **Windows:** Vinyl
Int Features: Ceiling Fan(s) , Garage Door Remote(s) , Skylight(s) , Utility Sink , Vaulted Ceilings , Washer/Dryer Hookup , Window Coverings-Partial

Ext Features: Deck , Satellite Dish , Waterfront View , Wooded View

Appliances: Dishwasher , Disposal , Dryer , Range-Gas , Refrigerator , Washer , Water Softener-Owned

DOM: 43

Fnd/Bsmt: Slab	Garage: 2 Car Attached , Parking Spaces
Ext Finish: Vinyl	Wtr/Sewer: Sewer-Septic , Water-Well
Heating: Gas Forced Air	Air: Central
Wtr Heater: Gas	Driveway: Asphalt , Circular
Flooring: Carpet , Tile	Porch: Covered , Wood Deck Up
Show Inst: 24 Hour Notice , LBOX-Electronic	Fireplaces: 1

ROOM	DIM	LEVEL	ROOM	DIM	LEVEL
BR 1	14 X 15	1	DR		
BR 2	13 X 15	1	FR		
BR 3	12.10 X 11.9	1	LR	27 X 16	1
BR 4	8. 4 X 18.2	1	KIT	14 X 16	1
BA 1	11.4 X 10.3	1	BRK		
BA 2	13.7 X 5.2	1	OTH		
BA 3			UTIL		

Directions: SR 15 to CR 1000N to 725W turn right Lukens Lake Entrance 1st house on the right

Remarks: 4 Bed 2 Bath newer home on Lukens Lake includes permanent dock, deck, vaulted ceiling, 2 car large attached garage, asphalt circular driveway, partially wooded 2 acres. Lake is good for fishing, boating, canoeing, sailing and swimming. Some personal property available. Contact Diane for details.

Prepared For You By:

DIANNE DUFFEY of WABASH REALTY, LLC.

807 N. CASS ST. SUITE A

WABASH, IN 46992

Email: duffeyed@yahoo.com

Listing Provided By: WABASH REALTY, LLC.

Office Ph: (260) 563-4962

Cell Ph: (260) 571-7615

©Copyright 2010 CIRMLS, LLC

---- All information provided is deemed reliable but is not guaranteed and should be independently verified ----
 03/16/2010 11:09 AM