

Residential 77059783 Active

15 Bonbrook Wabash, IN 46992

\$104,000 

<b>County:</b>	Wabash	<b>Township:</b>	Noble
<b>Style:</b>	Bungalow	<b>School Dist:</b>	Wabash
<b>Elem. School:</b>		<b>Middle School:</b>	Wabash Middle
<b>Rooms:</b>	7	<b>Apx Age:</b>	55
<b>Bedrms:</b>	2	<b>Subdiv:</b>	OTHER-WABASH CO
<b>Baths:</b>	1	<b>Possession:</b>	Neg
<b>Half Baths:</b>	1		
<b>Apx Acres:</b>	.24		
<b>Lot Size:</b>	60 X 173		
<b>Parcel:</b>	85-14-40-113-017.000-009		
<b>Legal:</b>	BONBROOK SEC A LOT 8		
<b>HOA:</b>	No	<b>Monthly Assoc. Fees:</b>	\$

click on photo for additional pictures

<b>Apx SF 1st Flr:</b>	892	<b>Apx SF 2nd Flr:</b>	0	<b>Apx SF 3rd Flr:</b>	0	<b>Apx Tot SF:</b>	892
<b>Apx SF Bsmt:</b>	892	<b>Apx BG Fin SF:</b>	298	<b>Apx Tot Fin SF:</b>	1190		
<b>Garage Dim:</b>	in basemt	<b># Remotes:</b>					
<b>Annual Taxes:</b>	0	<b>Average Gas:</b>	85	<b>Average Elect:</b>	72	<b>Cov./Restrict:</b>	No

<b>Exemptions:</b>	Homestead , Mortgage	<b>Windows:</b>	Replacement
<b>Int Features:</b>	Cable Available , Smoke Alarm(s) , Washer/Dryer Hookup		
<b>Ext Features:</b>	Patio		
<b>Appliances:</b>	Dishwasher , Range , Refrigerator		
<b>DOM:</b>	2		

<b>Fnd/Bsmt:</b>	Basement , Part Finished	<b>Garage:</b>	1 Car Attached , Parking Spaces
<b>Ext Finish:</b>	Vinyl	<b>Wtr/Sewer:</b>	Sewer-City , Water-City
<b>Heating:</b>	Gas Forced Air	<b>Air:</b>	Central
<b>Wtr Heater:</b>	Gas	<b>Driveway:</b>	Asphalt , Concrete
<b>Flooring:</b>	Carpet , Hardwood , Vinyl	<b>Porch:</b>	Open
<b>Show Inst:</b>	24 Hour Notice	<b>Fireplaces:</b>	2

ROOM	DIM	LEVEL	ROOM	DIM	LEVEL
BR 1	9.5 x 13.5	1	DR	kitchen/DR comb	1
BR 2	11.5 x 9.10	1	FR	23.3 x 12.8	B
BR 3			LR	13.4 x 19.10	1
BR 4			KIT	11.4 x 18.3/DR	1
BA 1	7.11 x 6.8	1	BRK		
BA 2	3.5 x 4.7	B	OTH		
BA 3			UTIL	in basemt	B

**Directions:** Stitt St to Bond, north on Bond, immediate west on Bonbrook to address on south side of street.

**Remarks:** Spacious LR w/fireplc, big kitchen w/breakfast bar and dining area, range, refrigerator, dishwasher. Family rm w/fireplace, 2 bdms, 1.5 baths, attached garage w/access off Stitt. Beautifully landscaped on north side.

**Prepared For You By:**

CHRISTY KISNER of WABASH REALTY, LLC.

807 N. CASS ST. SUITE A

WABASH, IN 46992

Email: [christykisner@wabashrealtyin.com](mailto:christykisner@wabashrealtyin.com)

Listing Provided By: WABASH REALTY, LLC.

Office Ph: (260) 563-4962

Cell Ph: (260) 571-2485