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Residential / Active

Customer Display

Residential 77062347 Active

[45 Strathmoor Drive Wabash, IN 46992](#)

(13)



Map



(3)

\$89,000 

County: Wabash Township: Noble
 Style: 1.5 Story School Dist: Wabash
 Elem. School: OJ Neighbors Elementary Middle School: Wabash Middle
 Rooms: 5 Apx Age: 59
 Bedrms: 3 Subdiv: OTHER-WABASH CO
 Baths: 1 Possession: 30 DAC
 Half Baths: 1
 Apx Acres: .50
 Lot Size: Irregular
 Parcel: 85-14-40-114-009.000-009
 Legal: Strathmoor Lot 11, Map 85-14-40-114-009.000-009
 HOA: No Monthly Assoc. Fees: \$

[click on photo for additional pictures](#)

Apx SF 1st Flr:	768	Apx SF 2nd Flr:	414	Apx SF 3rd Flr:	0	Apx Tot SF:	1182
Apx SF Bsmt:	554	Apx BG Fin SF:	554	Apx Tot Fin SF:	1736		
Garage Dim:	24 x 34	# Remotes:	1				
Annual Taxes:	58.4	Average Gas:	0	Average Elect:	0	Cov./Restrict:	No

Exemptions: Homestead , Mortgage Windows: Vinyl
 Int Features: Cable Ready , Ceiling Fan(s) , Garage Door Remote(s) , Smoke Alarm(s) , Sump Pump , Washer/Dryer Hookup , Window Coverings-All
 Ext Features: Fence-Chain Link , Fence-Part
 Appliances: Microwave , Range-Electric , Refrigerator , Water Softener-Owned
 DOM: 3

Fnd/Bsmt:	Basement , Part Finished	Garage:	2 Car Detached
Ext Finish:	Aluminum Siding	Wtr/Sewer:	Sewer-City , Water-City
Heating:	Gas Forced Air	Air:	Central
Wtr Heater:	Gas	Driveway:	Stone
Flooring:	Carpet , Hardwood , Vinyl	Porch:	Open
Show Inst:	24 Hour Notice , LBOX-Electronic	Fireplaces:	0

ROOM	DIM	LEVEL	ROOM	DIM	LEVEL
BR 1	11.5 x 11.9	1	DR	7 x 9.5	1
BR 2	11.5 x 8.2	1	FR		
BR 3	19.4 x 13.11	2	LR	11.5 x 16.9	1
BR 4			KIT	8.1 x 9.5	1
BA 1	8.0 x 6.6	1	BRK		
BA 2	6.2 x 3.6	2	OTH	30 x 18	LL
BA 3			UTIL	7.1 x 1.8	LL

Directions: Stitt St. east of Bond St. then north on Strathmoor.

Remarks: Nicely decorated home on quiet Cul-de-sac but in the heart of town. Home has hardwood floors and custom wood blinds on lower level. Both bathrooms and kitchen have been updated in recent years with new flooring and fixtures, and new lower cabinets and counter tops in kitchen. Plumbing and electrical have both been updated. Full, dry, but mostly unfinished basement includes utility area and large space for family room and storage. Oversized two car garage has space for workshop or "toys". Large, partially fenced side yard.

**Prepared For You By:**

EDWARD GILBERT of WABASH REALTY, LLC.

807 N. CASS ST. SUITE A

WABASH, IN 46992

Email: ecgilbert@verizon.net

Listing Provided By: WABASH REALTY, LLC.

Office Ph: (260) 563-4962

Cell Ph: (260) 560-0253

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