



**Residential/Condo**

Media: 11

**BLC#:** 21012307    **RES**    **Status:** Active    **Area:** 4912    **LP:** \$375,000  
**#1905 N TALBOTT ST**    **Lt:** 39.7929    **Ln:** -86.1549    **Map:** North 19 East 2  
**Town:** #INDIANAPOLIS    **Twp:** Center Ne    **Zip:** #46202    **School:** Indianapolis Public Schools  
**Legal:** #ELIZ TALBOTTS REVISE    **Section:**    **Lot:** 200  
**Tax ID:** MAR1033827    **County:** #MARION    **Yr Built:** #2006    **Semi-Tax:** #2,995  
**Subdiv:** #ELIZ TALBOTTS REVISE    **Tax Exempt:** HmTxEx    **Tax Year Due:** #2009  
**Builder/Project/Contractor:**    **Const.Stage:**    **Solid Waste** Y    **Est DC:**

**Approx. Room Sizes/Descriptions**

	L	F	W		L	F	W
<b>Living:</b>				<b>Master:</b>	18x14	U	C Y
<b>Family Rm:</b>	22x20	B	C	<b>2nd:</b>	11x09	U	C Y
<b>Great Rm:</b>	16x14	M	H	<b>3rd:</b>	10x09	U	C Y
<b>Dining:</b>	15x10	M	H	<b>4th:</b>			
<b>Kitchen:</b>	15x10	M	H	<b>Opt Rm 1:</b>	LOFT	U	C Y
<b>Brkfst Rm:</b>				<b>Opt Rm 2:</b>	LNDRY	M	O Y
<b>Opt Rm 3:</b>				<b>Opt Rm 4:</b>			

**Bd:** 3  
**Rooms:** 8  
**Floor#:**  
**Unit Entry Level:**  
**Levels:** 2 1/2 Levels  
**Baths:** 3  
**Parking:**

	SqFt	FB	HB
<b>Upper:</b>	923	<b>Upper Bth:</b>	2 0
<b>Main:</b>	923	<b>Main Bth:</b>	0 1
<b>Approx M/U Total:</b>	1,846	<b>Bsmt Bth:</b>	0 0
<b>Basement:</b>	775	<b>Total:</b>	2 1
<b>Approx M/U &amp; BSMNT:</b>	2,621		
<b>% Finished Basement:</b>	50-75%		
<b>Source:</b>	Assessor		

**Bas:** Y/DayliteWin, Unfinished    **Fireplace:** 1/GasLog, GreatRoom  
**Foundation:** BsmtPrCnc    **Garage:** Y/2CDTC

**Directions**

From meridian go east on 22nd. South on Talbott to home

**Property Description**

Wow! This home is truly a treat to show and would be a wonderful, stylish place to live! Entertaining will be a snap with this open concept first floor that is full of light and top-of-line finishes-and its relationship to the rear covered porch and patio (the garage even has a "party door"). Super L/L family area will become your favorite place to nest. A vaulted ceilinged master suite includes much closet space and a well conceived bath. The third floor loft getaway also has a rear balcony.

**Description**

**Life Style:** Detached    **Arch Style:** TradAmer    **Exterior:** CompSidCmt, ShnglShake  
**Master BR:** DbISinks, FTubSepShr, Suite, WalkinClos, WhirlpTub    **Areas:** BonusRoom, FamilyRoom, LndryRmMn, LoftArea, UtilityRm  
**Appl:** Dishwasher, Dryer, GrbgDispsl, Microwave, O/RElec, Refrigratr, Washer    **Porch:** Balcony, PorchCovrd  
**Equip:** Not Applicable    **Eating Area:** BrkfstBar, FormalDR, KitUpdated, Pantry  
**Lot Info:** Sidewalks, StormSewer, TreesSmall    **Interior Amen:** CeilCath, CeilRaised, HrdwdFloor, Skylights, WalkInClos, WdWkPaintd  
**Lot Size:** 42x107    **Acres:** <1/4 Acre    **# of Acr:** #0.00    **Exterior Amen:** FenceFullR, FencePrvcy  
**Condo Description:**

**Utilities**

**Heating:** ForcedAir    **Fuel:** Gas    **Primary Water Src:** MunWtrConn  
**Cooling:** CentrElec    **Water Htr:** Electric    **Primary Sewage Disp:** MunSwrConn  
**Utility Option:**

**Financial/Association Information**

**Poss Fincg:** Conventnl    **Ownshp Int:** None    **Fee Pd:**    **Fee Amt:**  
**Fee Includes:**

**Office Information**

**Disc:**    **Disclosure Other:** Defects/NN  
**Insp/Warr:** Not Applicable  
**Poss:** Negotiable  
**Listing Firm:** Sycamore Group

Listing #: 21012307

1905 N TALBOTT ST

INDIANAPOLIS

in

46202



Requested by: Joe Everhart

Information Deemed Reliable But Not Guaranteed. (c) MIBOR 2003-2007