

Grant County 7.30 ac House with Shop
6615 N 250 W
La Fontaine, IN 46940

\$350,000
7.300± Acres
Grant County



Grant County 7.30 ac House with Shop La Fontaine, IN / Grant County

SUMMARY

Address

6615 N 250 W

City, State Zip

La Fontaine, IN 46940

County

Grant County

Type

Farms, Residential Property, Single Family,
Business Opportunity

Latitude / Longitude

40.649095 / -85.724434

Taxes (Annually)

1805

Dwelling Square Feet

2282

Bedrooms / Bathrooms

3 / 2

Acreage

7.300

Price

\$350,000

Property Website

<https://indianalandandlifestyle.com/property/grant-county-7-30-ac-house-with-shop-grant-indiana/28904/>



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PROPERTY DESCRIPTION

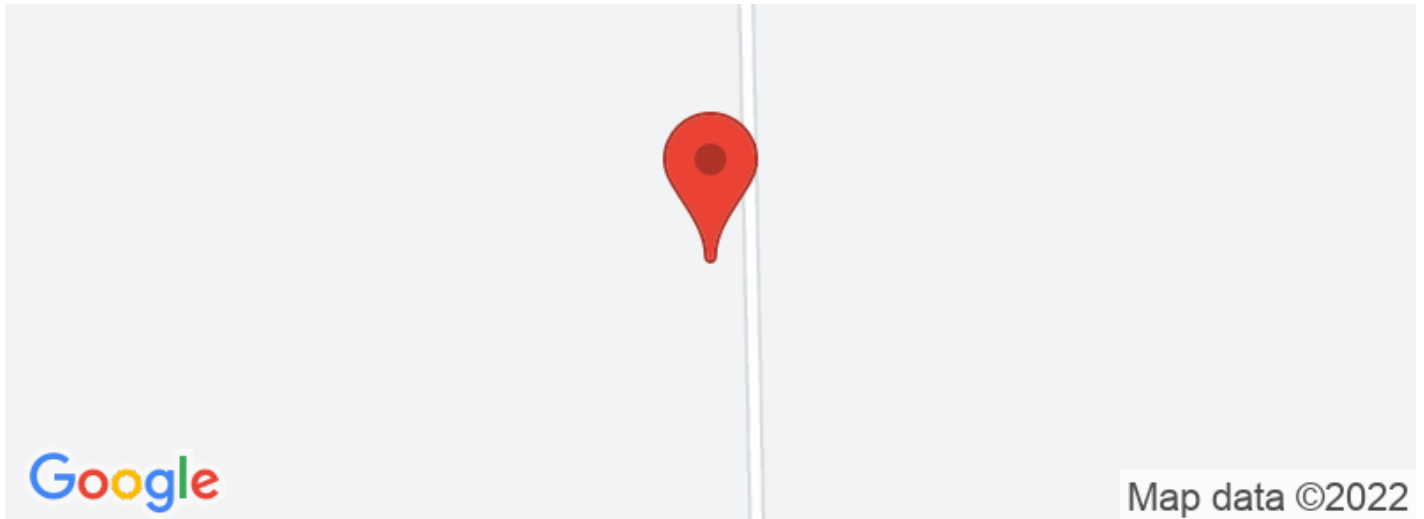
Check out one of the most meticulously maintained properties in Grant County within the Oak Hill School District. The current owners have made sure that every update and improvement was completed without cutting any corners. This peaceful property offers 7.30 acres of gently rolling terrain, along with a 58'x100' shop building. The house sits on top of the hill and has a newer metal roof and vinyl siding, along with a covered porch to relax and enjoy the mornings and evenings. There are four bedrooms and two full bathrooms. The entire house was renovated down to studs and has been re-wired, re-plumbed, and spray foam insulated. The house has geothermal heating and cooling, a constant pressure well, all electrical buried in 2" conduit, along with a 35K watt whole-house standby generator. The interior is in need of some updating, but all of the major items have been taken care of over the years. As you walk around the property, you'll appreciate how well the property has been tended to over the years. The huge 58'x100' pole building with a 13'x24' overhead door, along with a sliding barn door, provides endless opportunities for your hobbies and work needs. There is a 58'x30' shop area that is insulated, along with an uninsulated storage area for your large equipment. The pole building posts have been recently replaced with perma-columns. The building was painted and the roof was sealed within the last five years. There is also a car port, picnic area, and retention pond located on the property. This property exemplifies pride of ownership. Come see it for yourself. For the most accurate information or a private showing, contact Listing Agent, Nick Driskill, via call or text at 260-241-5868.



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Locator Maps



Aerial Maps



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LISTING REPRESENTATIVE

For more information contact:



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DISCLAIMERS

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Maps are provided for illustration purposes only, the accuracy is not warranted. Parcels on interactive maps are not adjusted to match aerial backgrounds. This information is for reference purposes only and is not a legal document. Data maps contain errors. The seller and seller's agent are making known to all potential buyers that there may be variations between the location of the existing fence lines and the legal description of the deeded property. Seller and seller's agent make no warranties with regard to the location of the fence lines in relationship to the deeded property lines, nor does the Seller make any warranties or representations with regard to the specific acreage contained within the fenced property lines. Seller is selling the property in an "as is" condition, which includes the location of the fences as they exist. Boundaries shown on the accompanying maps are approximate, based on county parcel data. The maps are not to scale. The accuracy of the maps is not guaranteed. Prospective buyers are encouraged to verify fence lines, deeded property lines and acreages using a licensed surveyor at their own expense.



Mossy Oak Properties Indiana Land and Lifestyle

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<https://indianalandandlifestyle.com/>



MORE INFO ONLINE:

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