

1158 Burdsal Pkwy Features and Amenities

Area Amenities:

Popular Riverside Community, located on the Near-West Side
Easy access to the Fall Creek Greenway, part of the Indy Rails to Trails plan
Walking distance to the Guggman Haus Brewery
Close to 16 Tech, the AMP food court, and Tinker Coffee
Near Riverside Park and Amphitheater, the IMA and Newfields
Near Speedway indoor go-carts, restaurants and social hangouts
Near the new IU Health downtown hospital
Minutes to Indiana University Indianapolis and Purdue University Indianapolis

Exterior Amenities:

New construction: Builder warranty included
Covered front porch and a decorative front door
Professional landscaping and new stone retaining wall
Upgraded siding
Concrete patio in the privacy fenced backyard
2 car detached garage with electric opener
The alley leading up to the garage was freshly repaved

Interior Amenities:

3 bedrooms, 2.5 bathrooms, plus a huge upstairs loft
Bright and open living space on the main level
The kitchen features Quartz countertops, soft close cabinetry, a huge center island with breakfast bar and pendant lights, stainless steel appliances, and a pantry
Gold accent fixtures throughout the house provide a warm touch
Luxury vinyl plank flooring in the main living areas
High ceilings and smooth finish ceilings
Main level Owner's Suite provides a ceiling fan, and a private bathroom with an upgraded double vanity sink, tile flooring, and a custom tiled shower
Solid wood staircase
The upstairs loft provides lots of additional space for a game room or home theatre
The upstairs hall bathroom features ceramic tile flooring and tub surround
Ceiling fans in all the bedrooms, and recessed lighting in the main living areas
Miniblinds included
The staging furniture can be purchased for \$5,000



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