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Schedule a Showing

RESIDENTIAL **Site-Built Home** **1208 S Fess Avenue** **LP** $220,000
202643759 Active **Bloomington IN 47401** **SP**

List Office	Sterling Real Estate	**List Agent**	Trish Sterling	**List Agent - License ID**	RB14027795
List Office ID	BL30100850	**Phone**	Cell: 812-327-5431		
Phone/Fax	Offc: 812-333-1966	**E-mail**	trish@trishsterling.com		
	Fax: 812-330-2145	**Co-List Agent/Agency**			



Area	Monroe County	**Total Rooms**	4
Township	Perry	**Bedrooms**	2
Zoning		**Full Baths**	1
Acres	0.1590	**Half Baths**	0
Lot Dimensions	0x0	**Total Baths**	1
Possession	closing	**Year Built**	1920
Subdivision	None	**Fireplaces**	
Location	City/Town/Suburb, Near College Campus		

NOTE: Due to school redistricting, schools identified with this listing may be subject to change. Please confirm School District with the school corporation.

School District Monroe County **Elementary** Templeton **Middle School** Jackson Creek **High School** Bloomington South

Legal Description 015-28120-00 EDGEMONT PARK LOT 12

Annual Tax	$3,076.00	**Assessment/Payment Year**	2026
Tax Key	53-08-04-403-028.000-009	**Exempt Type**	No Exemptions

Sewer	Public	**Well Type**		**Water Utility**	Public
Cable Ready	Yes	**Gas Fuel**	Yes	**Electric Fuel**	No

Above Grade Finished SqFt	740	**Above Grade Unfin. SqFt**	0
Below Grade Finished SqFt	0	**Below Grade Unfin. SqFt**	661
Total Finished SqFt	740	**Total Below Grade SqFt**	661
Total SqFt	1,401	**Upper Level SqFt (Finished)**	
Square Footage Source	Appraiser	**Main Level SqFt (Finished)**	740

APPROXIMATE ROOM DIMENSIONS

	Length x Width	Level		Length x Width	Level
1st Bdrm	10 x 9	Main	**Breakfast Rm**	x	
2nd Bdrm	11 x 7	Main	**Den**	x	
3rd Bdrm	x		**Dining Rm**	x	
4th Bdrm	x		**Family Rm**	x	
5th Bdrm	x		**Loft**	x	
Living/Great Rm	11 x 13	Main		x	
Kitchen	12 x 10	Main	**Rec Rm**	x	
Laundry Rm	x	Main		x	
			Porch/Laundry	12 x 5	Main

Garage Y/N	Yes	**Garage/# of Cars**	1.0	**Garage**	20	x 12	**Garage SqFt**	240.00	**Garage Type**	Detached

HOA Dues $		**Assoc. Dues Frequency**	Not Applicable	**Other Fee Description**	
Other Fees $		**Other Fees Frequency**			
Common Amenities	None				

AMENITIES

AMENITIES Cable Available, Cable Ready, Deck Open, Near Walking Trail, Porch Enclosed, Stand Up Shower, Main Floor Laundry
FLOORING Hardwood Floors

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FEATURES

Style	One Story	**Architectural Style**	Bungalow
Heating/Fuel	Gas, Forced Air	**Exterior**	Vinyl, Wood
Cooling	Central Air	**Basement/Foundation**	Full Basement, Unfinished

Water Heater: **Electric** No **Gas** Water **Solar** No **Tankless** No

SALE INCLUDES Refrigerator, Water Heater Gas

Utility Providers

CABLE COMPANY	Comcast/Xfinity
ELECTRIC COMPANY	Duke Energy Indiana
GAS COMPANY	CenterPoint Energy
WATER COMPANY	Bloomington City Utility

Energy Efficient Features

Appliances	No
Doors	No
Electrical/Lighting	No
HVAC	No
Insulation	No
Roofing	No
Thermostat/Controllers	No
Thermal Storage/ETS	No
Water Heater	No
Windows	No

Remarks Located just a few blocks from Bryan Park, this charming bungalow offers convenient access to IU, bus lines, and downtown Bloomington. Featuring 2 bedrooms, 1 bathroom, hardwood floors, a sunporch, an unfinished full basement, and a one-car garage, this home has plenty of potential. The furnace and air conditioning are only 3 years old! The spacious basement provides excellent space for projects, hobbies, or storage. Enjoy outdoor living in the partially fenced yard. Located in the Templeton, Jackson Creek, and Bloomington South school districts, this home is priced with its potential in mind and ready for a new owner to make it their own!

Directions to Property South Henderson to Grimes, turn left, then right on Fess. Home is on the right.

AGENT / BROKER INFO

Occupancy Comments
Owner RE License Y/N No
Documents Available Sellers Disclosure
REO Y/N No **Short Sale Y/N** No **Special Listing Cond.** None

Sched. Shwng by Email Y/N Yes **Email Address** trish@sterlingbloomington.com **Lockbox Type** Electronic Supra
Showing Instructions Log and go

Agent Remarks No Homestead on property. Be caregul going down basement stairs.

Seller Concession Amount $ **Seller Concessions Offer Y/N** Y
List Agent: Trish Sterling
Listing Date 10/22/2026 **Original List Agent:** Trish Sterling **IDX Include** Y
Expiration Date 4/21/2027 **DOM / CDOM:** 0 / 0 **Selling Agent:**
Pending Date **Total Concessions Paid:** **Original Selling Agent:**
Closing Date **Existing Financing** None
Co-Selling Agent **Proposed Financing** Cash, Conventional
Co-Selling Office **Office Code**
Sold/Concession Remarks
Original Price $220,000 **Listing Price** $220,000

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