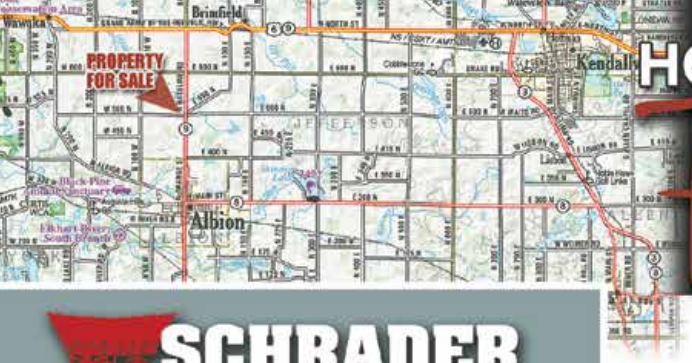


HOUSE, BARN, GARAGE & POND

For Sale 4.87± acres

NOBLE COUNTY, IN

SCHRADER
Real Estate and Auction Company, Inc.

CORPORATE OFFICE:
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800.451.2709 • 260.244.7606

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HOUSE, BARN, GARAGE & POND
For Sale 4.87± acres
NOBLE COUNTY, IN
YORK TOWNSHIP







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HOUSE, BARN, GARAGE & POND

NOBLE COUNTY, IN
YORK TOWNSHIP



0070 WEST 500 NORTH, ALBION, IN 46701

PARCEL ID #57-15-01-200-007.000-021 (4.87± A)

DIRECTIONS: *Property is located on West 500 North, just West of State Road 9, North of Albion, IN 46701.*

LIST PRICE: $374,900.00





COUNTRY HOMESTEAD | 2,507± SQ. FT. | 5 BEDROOMS, 2 FULL BATH | 36'x48' BARN | DETACHED TWO-CAR GARAGE | 0.8± ACRE STOCKED POND

Enjoy the charm of country living with the space, character & recreational features that make a property truly special. Situated on 4.87± acres just North of Albion, this inviting 2,507± sq. ft., 5-bedroom, 2 full bath house offers a wonderful blend of comfortable living & country appeal, complete with a classic barn, detached two-car garage & your own 0.8± acre stocked & aerated pond. Whether you are looking for a hobby farm, room for 4-H projects, or simply a place to enjoy the outdoors, this property has plenty to offer.

Much of the home's main level has been updated, including the kitchen & primary suite. The primary bedroom is part of an addition & features sliding doors leading to a private deck. The adjoining bathroom has been remodeled with a walk-in tile shower & tile flooring. The dining area offers a built-in TV cabinet & desk, while the living room's bay window provides plenty of natural light. Upstairs, four additional bedrooms & a full bath provide ample space for family, guests or a home office.

Additional features include newer windows, a newer LP forced-air furnace, & a combination basement & crawl space. The house is also wired for a whole-house generator for added peace of mind. Outside, the property's character really shines. The well-maintained 36'x48' barn highlights hand-hewn beams, wooden pegs & native timber construction. With an attached 24'x36' lean-to, there is plenty of room for livestock, 4-H projects, hay storage or equipment. A 22'x28' detached two-car garage provides additional parking & storage.

The 0.8± acre pond is stocked & aerated, offering a great setting for fishing, relaxing & enjoying the outdoors right in your own backyard. Conveniently located just west of SR 9, north of Albion & within the Central Noble School District, this country property offers a combination of comfortable living, functional outbuildings & recreational enjoyment that is becoming harder to find. A country homestead, a hobby farm or your own private fishing retreat — whatever you are looking for, this property is worth a closer look. See it before someone else casts the first line!



ANNUAL PROPERTY TAXES: $1,254.40 (2025 pay 2026)
School District: Central Noble Community School Corporation
TERMS: CASH AT CLOSING

ADDITIONAL NOTE(S):
1. BUYER IS HIGHLY ENCOURAGED TO CONDUCT THEIR OWN INSPECTIONS AND DUE DILIGENCE ON THIS PROPERTY.

The information on this sheet is subject to verification and no liability for errors or omissions is assumed by the Schrader Agency.

RIMMEL - SC/RS01N

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