



HUMMINGBIRD REALTY, LTD.

425 HWY 64 WEST
SAPPHIRE, NC 28774

828-966-4737

www.hummingbird-realty.com

INDIAN LAKES SOUTHERN EXPOSURE



Less than a 5
minute walk to
two lakes!



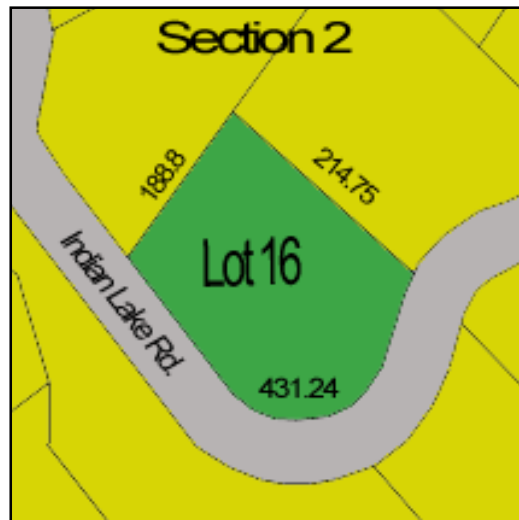
Lot #16	Section 2
Lot Size	1.06 acres
Water	Community
Sewer	Septic by buyer
Fees	\$834 for 2009
Taxes	\$146 for 2009

This acre plus homesite in the quiet community of Indian Lake Estates is nicely elevated from the street and provides room to enjoy your privacy. The southern exposure and mature hardwoods make this an excellent site for a passive solar home. Once cleared for your home, you may well enjoy quite a nice view! Enjoy the beauty of the lakes from the waterfront park or your canoe - just a short walk down the street. Boat storage is available at the lake front.

AMENITIES:

Community water,
Deeded access to two
canoeing and fishing lakes,
waterfront park, paved
roads, underground utilities

**OFFERED FOR:
\$35,000**



DIRECTIONS:

US 64 in Toxaway to NC
281 North to left on Slick
Fisher to Indian Lake
Estates on right. Indian
Lake Rd. to Lot 16 on left
just before second drive-
way on the left.