

Cabin for sale on leased lot at Wabash Park Camp & Retreat Center

Please contact the person listed below to make arrangements to see the cabin

Cabin on Lot #285

Contact: Sandra Grant (765-252-8411)

Asking Price: \$8,000.

Utility Upgrade is Paid in Full



Lot Lessee fees (paid) for 2021 were: \$195 per lot, + \$215 fee for each utility hook-up, + cabin insurance = a total of roughly \$470 for this cabin on one lot (subject to a slight increase annually)

- Move in ready
- Located in the center section of the campground
- Full bathroom w/shower; 30-gallon water heater (only 3 years old)
- Full size kitchen w/frost-free refrigerator, microwave, nice cabinets and counter top w/sink & gas cook-top (gas needs hooked up)
- Updated electrical in the kitchen
- Furnished with living room furniture, kitchen table & 4 chairs, and full-size bed & dresser.
- Sleeps 2+ (up to 6)
- 2 window air conditioners
- Metal roof (about 5 years old)
- Concrete block (recently painted)
- Patio, table with umbrella

Lot Lessees must be a member of a Free Methodist Church and transfers must be approved by the Conference Office.

There is a one-time processing fee of \$50 for improved lots (water, sewer, electric) for each lease transfer. This processing fee is to be paid to the Wabash Conference and can be paid by the buyer, seller, or split between the two parties.

When buyer and seller have come to an agreement on price of the cabin, the current owner (seller) should locate their yellow legal copy of their lease (Articles of Agreement with Wabash Conference) then contact Jody Belton for further instructions on the transfer at 317- 831-0022 (office), 317-832-8442 (office cell), or wabashfinance@aol.com