

9361 S Lake Ridge Dr Unit 188, Bloomington, IN 47401-9504 Status: **Active**

Prop Sub/Trans: **Condominium/For Sale**
 School Dist: **Monroe County Community Sch Corp**
 Schools:
 Subdivision: **Woodridge**
 Legal Desc: **Woodridge Ph2 B19 Unit Dm188**
 Bldr/Prjct/Cont:

Media: **19**
 Area: **5310 - Monroe - Clear Creek**

Listing ID: **22108067** List/MoRnt \$: **\$175,000**
 DOM/CDOM: **3/3** Year Built: **1980**

Lot Number: **53-00-40-298-029.000-006**

New Const: **No**

Est.Comp. Date:



Tax ID: **530040298029000006**

MultiTax ID:

Solid Waste: **No**

Semi Tax: **\$464.00**

Tax Year Due: **2025**

Tax Exempt:

	SqFt
Main SqFt:	934
Upper SqFt:	0
Total Main & Upper SqFt:	934
Below Grade Area SqFt:	
% Below Grade Finished:	
Apprx Below Grade Finished SqFt:	
Apprx Total Finished SqFt:	934
Total SqFt:	934
Source:	Assessor

	#	FB#	HB#	BD#	RM
Upper:	0	0	0	0	0
Main:	2	0	2	5	5
M/U Ttl:	2	0	2	5	5
Bsmt:	0	0	0	0	0
Total:	2	0	2	5	5

Beds: **2**
 Baths: **2/0**
 # Rooms: **5**
 Floor #: **1**
 Levels: **1 Level**
 Unit Entry Lvl: **1**

Public Open House schedule:

06/20/2026 from 12:00 PM to 2:00 PM

Garage: **No**
 Garage Spaces: **0**
 Parking Features: **Common Lot**
 Fireplaces: **1**
 Fireplace Features: **Living Room Fireplace, Wood Burning Fireplace**
 Basement:
 Foundation: **Slab**
 Association Website URL: <https://eaglepointpsa.com/>

Room Information

Room Type	Dimensions	Level	Floors	Room Type	Dimensions	Level	Floors
Living Room	15 x 10	Main	Laminated Hardwood	Dining Room	15 x 8	Main	Laminated Hardwood
Kitchen	12 x 9	Main	Laminated Hardwood	Primary Bedroom	13 x 12	Main	Laminated Hardwood
Bedroom 2nd	12 x 9	Main	Laminated Hardwood				

Directions

GPS Friendly

Public Remarks

Welcome to your own Lake Monroe retreat in the highly sought-after Woodridge community at Eagle Pointe. This beautifully updated condo offers the perfect blend of comfort, convenience, and resort-style living just minutes from the water. Step inside to discover a bright, open-concept floor plan featuring updated flooring, fresh finishes, and abundant natural light. The spacious living area centers around a cozy fireplace and flows seamlessly to a private outdoor space overlooking the peaceful wooded surroundings and golf course views. The kitchen has been tastefully updated with modern cabinetry, countertops, and stainless steel appliances, creating a move-in-ready space for everyday living or weekend getaways. The primary suite provides...

Agent to Agent Remarks: Exclusions & Commission Disclosures & Financial Information

Lockbox located on stairs (located opposite front door). Showings require 2 hour notice - please leave feedback (feedback requested reflects showing agents opinion not the buyers). HOA dues are quarterly - Woodridge \$567.28 AND The Point \$235. Offers contingent to sellers finding suitable housing (they currently have accepted first right on new home). Preliminary title work with John Bethell. 1 year home warranty included. EM can be transferred securely using the Earnnest app (\$18 convenience fee) to listing broker. Buyer to verify all information including square footage, room sizes, schools, taxes, etc. For questions, contact Rachel at (317) 414-2755. Submit all offers to rachel.blacklidge@gmail.com and text to confirm receipt. Please allow a minimum of 24-hour response time. Listing agent related to sellers. HOA docs and info - <https://woodridgeassn.com/>

Description

Additional Living Quaraters: No ()	Condo Descrip: Ground Level
Condo Type: Co-op	Common Walls: 2 Common Walls, End Unit, No One Below
Property Attached YN: Yes	Arch Style: Multi-Level
Construction Materials: Wood	Porch: Covered Patio
Lifestyle: Garden/Patio/Zero Lot	Eating Area: Dining Combo/Living Room
Primary Bedroom: Closet Walk in, Patio	Interior Features: Pantry, Programmable Thermostat, Walk In Closet, Windows Vinyl, Wood Work Painted
Primary Bathroom: Shower Stall Full	Laundry Features: Laundry Closet, Laundry Room Main Level
Appliances: Dishwasher, Dryer, Electric Water Heater, Garbage Disposal, Micro Hood, Oven/Range-Electric, Refrigerator, Washer, Water Heater, Microwave	Accessibility Features:
Equipment:	Exterior Features:
Security Features: Gated Community	Private Pool: No
Lot Info: Gated Community, On Golf Course, Trees Mature	Horse Amen: None

Waterfront:
 Road Frontage Type:
 Lot Size: **0**

Acres: **<1/4 Acre**

of Acres: **0**

Utilities/Environmental

Utilities:
 Heating: **Forced Air**
 Cooling: **Central Electric**

Fuel: **No Fuel Source**
 Primary Wtr Source: **Municipal Water Connected** Green Certificate: **No**
 Primary Sewage Disp: **Municipal Sewer Connected**

Financial/Association Information

Possible Financing: **Conventional, Insured Conventional**

Ownership Int: **Mandatory Fee**

Fee Paid: **Quarterly** Fee Amnt: **\$568**

HOA Disclsr: **Covenants & Restrictions, Transfer Fee**

Fee Includes: **Association Home Owners, Clubhouse, Entrance Common, Exercise, Insurance Building Hazard, Insurance Common Area, Lawncare, Maintenance All Ground, Maintenance Building Exterior, Nature Area, Park Playground, Pickleball Court, Professional Management, Security, Tennis, Trash Removal, Walking Trails**

Mgmt Co.: **Woodridge HOA**

Mgmt Phone:

Showing Information

Showing Service: **Supra One**
Showings Website:

Showings Phone: **(317) 218-0600**

Contract/Office Information

List Type: **Exclusive Right to Sell**
Circumstances of Sale:
Listing Terms:
LOfc: **MONK01: The Modglin Group**
LAgt: **38258: Rachel Blacklidge**
Team:
CoAgt:

Insp/Warr:
Sale Circumstances:
FHA Cert: **No**
Ph: **(317) 414-2755**
Ph:

Listed: **06/15/2026**
Disc:
Poss: **Negotiable**
Fax:

Spec. List. Conditions:
TOM Dt:
WD:
XD: **12/31/2026**
Change: **06/17/2026**

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Prepared By: Rachel Blacklidge | The Modglin Group | 06/17/2026 01:48 PM