



# FOR SALE AT WABASH PARK CAMPGROUND




Please contact the person listed to see the cabin  
 Approximate lot fees are listed at the bottom of this document

Note: There will be a one-time processing fee of \$50 for improved lots (water, sewer, electric) for each transaction. This processing fee is paid to the Wabash Conference.

**Lot Lessees must be a member of a Free Methodist Church and transfers must be processed through the Conference Office. If you have questions about this, or a cabin to sell, please contact Jody Belton at [wabashfinance@aol.com](mailto:wabashfinance@aol.com) or by phone at 317-831-0022 or 317-832-8442**

<p><b>Cabin on Lot 281 &amp; 282</b></p>		<p><b>Contact: John Lancaster</b>, Director of Camping (812-691-1094)</p> <ul style="list-style-type: none"> <li>• Furnished block cabin</li> <li>• 2 bedrooms</li> <li>• Living area</li> <li>• Kitchen area</li> <li>• bathroom</li> <li>• Needs work</li> </ul> <p><b>** Utility Upgrade fees – PAID IN FULL!</b>  <b>Make offer</b></p>
<p><b>Cabin on Lot 284</b></p>		<p><b>Contact: John Lancaster</b>, Director of Camping (812-691-1094)</p> <ul style="list-style-type: none"> <li>• Fully furnished - 3 small bed rooms w/beds (1 double, 2 twins); Open room – sitting area and dining room; antique refrigerator that works, microwave, hotplate, dishes, 2 air conditioners</li> <li>• Screened-in porch, newly painted outside, new aluminum roof &amp; water heater; Bathroom w/toilet, sink and shower (needs some updating)</li> </ul> <p><b>** Utility Upgrade fees – PAID IN FULL!</b>  <b>Orig asking Price: \$6,500 Reduced to \$2,750</b></p>
<p><b>Cabin on Lot 305</b></p>		<p><b>Contact: Chris Pierce</b> (812-278-4153)</p> <ul style="list-style-type: none"> <li>• Bathroom w/shower</li> <li>• Kitchen w/refrigerator, microwave, gas stove &amp; oven, sink, cabinets</li> <li>• 20-gallon water heater</li> <li>• Furnished</li> <li>• Sleeps 6+</li> <li>• 1st floor has 1 bedroom with queen bed</li> <li>• Living room area w/pull-out sofa</li> <li>• Upstairs has nice open loft</li> </ul> <p><b>Orig asking Price: \$8,000 Reduced to \$6,500</b></p>

Note: If Utility upgrade fees are not listed as "Paid in Full", the lot lessee is paying those fees annually through 2028. The conference office can provide the payoff amount. Listings revised 6/20/2020

<p><b>Cabin on Lot 284</b></p>		<p><b>Contact: Larry or Nancy Hannum</b> (317-861-4332; 317-603-4311) or <a href="mailto:lnhannum@att.net">lnhannum@att.net</a></p> <ul style="list-style-type: none"> <li>• 2 room block cabin not far from Pavilion</li> <li>• Upgrades completed include NEW ROOF professionally completed, underground entry 220 circuit breaker box and a 220-watt window air conditioner, new cement floor, rebuilt front wall and cement pad for porch.</li> <li>• On site for completion: new water heater, shower &amp; kitchen sink</li> <li>• Completely furnished including: full-size refrig, microwave, charcoal &amp; Foreman grills, full-size bed, couch w/hideaway queen-size bed, wood twin bed, iron bunk bed, chest of drawers, 2 metal cabinets, wooden table w/4 folding chairs + bedding, linens, lamps, etc.</li> </ul> <p><b>Orig asking Price: \$5,000 Reduced to \$3,000</b></p>
<p><b>Cabin on Lots 437 &amp; 438</b></p>		<p><b>Contact: Bob or Donna Yardy</b> (<a href="mailto:rd.yardy@mchsi.com">rd.yardy@mchsi.com</a> or 217-586-3579)</p> <ul style="list-style-type: none"> <li>• Fully Furnished cabin</li> <li>• 3 bedrooms + open area; sleeps 9+</li> <li>• Kitchen w/full-size refrig &amp; microwave</li> <li>• 2 Bathrooms w/toilets, shower and tubs</li> <li>• Secluded location w/large deck in back</li> <li>• Vinyl siding, shingle roof</li> <li>• Ramp to back deck and back door</li> <li>• 2 window A/C</li> </ul> <p><b>** Utility Upgrade fees – PAID IN FULL!</b> <b>Asking Price: \$15,000</b></p>
<p><b>Cabin on Lots 576 &amp; 577</b></p>		<p><b>Contact: Dave Colgan</b> (812-277-5830) <a href="mailto:d.colgan@att.net">d.colgan@att.net</a></p> <ul style="list-style-type: none"> <li>• Bathroom w/shower</li> <li>• Kitchen w/full-size refrigerator</li> <li>• Fully insulated</li> <li>• Open area w/loft, ceiling fan</li> <li>• Sleeps 8-12, furnished</li> <li>• Window A/C</li> </ul> <p><b>Orig Price: \$15,000 Reduced to \$12,000</b></p>

**NOTE, 2020 Lot Lessee fees are:**

\$195 per lot \*

+ 215 fee for each utility hook-up

+ cabin insurance = a total of roughly \$460 for one lot and one hook-up

Plus \$145 per lot\* for Utility Upgrades through 2028 (if not already paid in full)

\* These prices are per lot, so if 2 lots, multiply times 2

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