



SqFt & Living Space

Upper SqFt:		Kitchen:	14x13	Basement:	Partial, Walk-Out
Main SqFt:	1,816	Dining Rm:	13x11	Bsmt Fin:	Fully (100)%
Lower SqFt:		Living Rm:	21x13	Date Measured:	
SqFt:	1,816	Mstr Bed:	18x14 M	Measured By:	County Records
Bsmt SqFt:	1,509	Family Rm:	18x13 M	Walk Score™ :	20
Total SqFt:	3,325	Study/Den:	16x10 M		
Fin SqFt :	3,325	Laundry Loc:	B		
Upper Beds:		Upper Baths:			
Main Beds:	1	Main Baths:	2 HF		
Lower Beds:		Lower Baths:			
Bsmt Beds:	3	Bsmt Baths:	1 F		
Bedrooms:	4	Bathrooms:	3		
Car Storage:	Garage,Attached	Fireplace Loc:	Living Room,Family Room		
Car Spaces:	3	# of Fireplaces:	3		

Structural & Land Features

Type:	Detached Single Family	Year Built:	1972
Style:	Ranch/1 Story	Lot Size:	
Architecture:	Traditional	Acres:	.78
Construction:	Frame		
Builder:	CUSTOM 1 OWNER		
Model:	RANCH W/ WALKOUT		
Roofing:	Dimensional Comp		
Subfloor:	Slab		
Horses:			

Property Features

Description: Agent Owner,Burglar Alarm,Cook Top,Cul-De-Sac,Deck,Double Oven,Dishwasher,Eating Space/Kitchen,Fence,Five Piece Bath,Golf Community,Garage Door Opener,Handicap Features,High Speed Access,Jet Action Tub,Kitchen Island,Landscaped Prof,Master Bathroom,Newer Carpet,Newer Paint,Pet Free,Patio,Quick Possession,Remodeled,Smoke Free,Sprinkler,Sun Room,Stove/Range/Oven,Tile Floor,Updated,View Mountains,Wet Bar,Wood Floors,Work Shop

Public Remarks: ONE OF THE VERY BEST LOTS/LOCATION IN HIWAN! TREES, LEVEL, SUN, PRIVACY, QUIET, VIEWS, MINT CONDITION. PICK YOUR WALL COLORS! SERIOUS ALARM SYSTEM, SPRINKLER, FENCED YARD, ENTIRE HOME VERY OPEN & SUNNY, 3.5 GARAGE, CIRCULAR DRIVE.

Broker Remarks: TURN-KEY CONDITION INSIDE/OUT. CUSTOM PAINT. A+ FOR FAMILIES BIG AND SMALL

Location Information

County:	Jefferson	N/S Dir/Num:	South	Map/Section:	306 T
PIN:	0	E/W Dir/Num:	West	Faces:	Southwest
Area:	MEN Mtn Evergreen N	Unincorporated:	Yes	Zoned:	RES
Sub Area:	HIWAN THIRD FLG	Taxes:			\$4,014
Directions:	HWY 74 (EVERGREEN PRKY) TO LEWIS RIDGE RD. TAKE SECOND LEFT ONTO SCOTIA, THEN RIGHT ON WINGFOOT. RIGHT ON OLYMPIA CIRCLE, RIGHT ON OLYMPIA LANE.				

Utilities

Heat:	Gas, Hot Water	Avg Utilities:	
Water:	Public	Sewer:	Public

Community Information

HOA Name:	HIWAN HOA	School District:	Jefferson County
HOA Phone:	303-670-4377	Elementary:	Bergen Meadow/Valley
HOA Quoted:	\$100, Annual	Junior High:	Evergreen
Multiple HOAs:		Senior High:	Evergreen
HOA Includes:			

Contract Information

Terms:	Conventional, Cash		
Addl Terms:		Buy Agent:	2.80
Min Earnest:	\$10,000	Trans Br:	2.80
Earnest Ck To:	REMAX PROFESSIONALS, INC.	Buy Br Pd By:	
Possession:	DAY OF CLOSING	Var Comm:	No
Loan Bal 1:		Curr List Date:	07/20/09
Previous Price:	\$600,000	Orig List Date:	07/20/09
Orig List Price:	\$604,000	Current DOM:	220
Exclusive:	Exclusive Right	Total DOM:	220
Exclusions:	NONE		
Legal:	HIWAN THIRD FLG LOT: 0291		

Broker Information

Name:	DAVE KELLOGG	Listing Office:	RE/MAX PROFESSIONALS
Agent Ph:	303-670-8606	Office ID:	REM13
Office Ph:	303-985-4555	Email:	IDOLALI@AOL.COM
Fax:	303-985-2543	Website:	www.davekellogg.com
Showing Ph:	303-985-4555		

Sold Information

Sold Price:		Seller Type:		Loan Amount:	
Contract Date:		Concession Amt:		Interest Rate:	%
Sold Date:		Concession Type:			
Sold Term:		Seller DP Assist:			
Selling Off ID:		Selling Office:			
Selling Br ID:		Selling Broker:			

