



SqFt & Living Space

Upper SqFt:		Kitchen:	12x10	Basement:	Full, Walk-Out
Main SqFt:		Dining Rm:	14x10	Bsmt Fin:	Fully (100)%
Lower SqFt:		Living Rm:	23x12	Date Measured:	
SqFt:	1,746	Mstr Bed:	20x11 U	Measured By:	County Records
Bsmt SqFt:	588	Family Rm:	23x12 B	Walk Score™ :	3
Total SqFt:	2,334	Study/Den:			
Fin SqFt :	2,334	Laundry Loc:	U		
Upper Beds:	2	Upper Baths:	1 F		
Main Beds:	2	Main Baths:	1 F		
Lower Beds:		Lower Baths:			
Bsmt Beds:		Bsmt Baths:	1 H		
Bedrooms:	4	Bathrooms:	3		
Car Storage:	Garage,Attached			Fireplace Loc:	Living Room
Car Spaces:	2			# of Fireplaces:	1

Structural & Land Features

Type:	Detached Single Family	Year Built:	1978
Style:	Two Story	Lot Size:	261360
Architecture:	Mountain Contemporary	Acres:	6
Construction:	Frame		
Builder:			
Model:			
Roofing:	Metal		
Subfloor:	Slab		
Horses:	Zoned For		

Property Features

Description:	Deck,Garage Door Opener,High Speed Access,Hot Tub,Master Suite,Quick Possession,Remodeled,Smoke Free,Tile Floor,Updated,Utility Shed,Vaulted Ceiling,View Mountains,Wood Floors,Walk-In Closets,Work Shop,Water Softener
Public Remarks:	BEST LOT YOU WILL SEE-FABULOUS VIEWS & SUN 6 ACRES OF HEAVEN. UPGRADED HOME WITH 100% NEW GRANITE KITCHEN WILL WOW YOU. VAULTED INTERIOR IS OPEN AND VERY PRIVATE. HOT TUB ON EXTENSIVE TREX DECK. MASTER WITH NEW SHOWER AND TILE WORK. METAL ROOF.
Broker Remarks:	THE LOT IS THE BEST-ROCK OUTCROPS, VIEWS UPGRADED HOUSE W/APPEALING DESIGN.

Location Information

County:	Jefferson	N/S Dir/Num:	Out Of Metro	Map/Section:	338 G
PIN:	700508100005	E/W Dir/Num:	Out Of Metro	Faces:	South
Area:	MJC Mtn Jeff Central	Unincorporated:	Yes	Zoned:	SR-5
Sub Area:	INDIAN HILLS/MOUNT FALCON			Taxes:	\$3,438
Directions:	PARMALEE GULCH/MEYERS GULCH THEN FOLLOW SINGAGE TO MOUNT FALCON PARK. THE HOUSE WILL BE ON YOUR RIGHT.				

Utilities

Heat:	Electric, Baseboard	Avg Utilities:	\$199
Water:	Well Household	Sewer:	Septic

Community Information

HOA Name:		School District:	Jefferson County
HOA Phone:		Elementary:	Parmalee
HOA Quoted:	, None	Junior High:	West Jefferson
Multiple HOAs:		Senior High:	Conifer
HOA Includes:			

Contract Information

Terms:	Conventional,Cash		
Addl Terms:		Buy Agent:	2.80
Min Earnest:	\$8,000	Trans Br:	2.80
Earnest Ck To:	RE/MAX PROFESSIONALS	Buy Br Pd By:	
Possession:	72 HOURS AFTER 100% CLOSE	Var Comm:	No
Loan Bal 1:		Curr List Date:	01/28/10
Previous Price:	\$419,000	Orig List Date:	01/28/10
Orig List Price:	\$419,000	Current DOM:	88
Exclusive:	Exclusive Right	Total DOM:	88
Exclusions:	WASHER,DRYER AND REFRIGERATOR		
Legal:	NOT AVAILABLE CALL LISTING AGENT		

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:			

