

# Client Detail Report

Listings as of 06/15/09 at 3:24pm

**Active 06/15/09**      **Listing # 114571**      **1033 River Dr South Lake Tahoe, CA 96150-7601**      **Listing Price: \$209,900**  
**County: El Dorado**      **Cross St: Hwy 50**



<b>Prop Type</b>	Residential	<b>Prop Subtype(s)</b>	Single Family
<b>Area</b>	Sierra Tract		
<b>Style</b>	Cabin		
<b>Beds</b>	3	<b>Approx Square Feet</b>	1220 Tax Data
<b>Baths</b>	1.50	<b>Price/Sq Ft</b>	\$172.05
<b>Garage</b>	1		
<b>Year Built</b>	1957	<b>Lot Sq Ft (approx)</b>	7065 ((Tax Data))
<b>APN</b>	031-063-02-100	<b>Lot Acres (approx)</b>	0.162
<b>DOM/CDOM</b>	0/0		

**Directions** Turn on River from Hwy 50. Home is located on left hand of street.

**Public Remarks** Good central setting and right across the street from the Upper Truckee Meadow. This bank owned home needs TLC and can become a real good 2nd home or vacation rental.

**REO** Yes  
**Number of Stories** 2 Story  
**Year Built Source** Tax Data  
**Garage Type** Attached  
**CC&R's** No  
**TRPA Land Cap Study** No  
**BMP Status** None  
**Annual Taxes** \$3336.30  
**HOA** No  
**# Fireplaces/Stoves** 0

**EXTERIOR**  
**Construction** Wood Frame  
**Exterior** Storage Shed  
**Fenced** Back  
**Heating/Cooling** Natural Gas, Wall or Space Heater  
**Roof** Pitched, Metal  
**Utilities** Electricity, Natural Gas, City Water, City Sewer, Cable TV, Telephone

**Presented By:**

**Brent Johnson**

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