

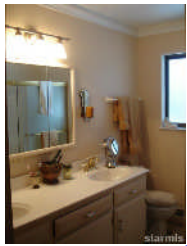
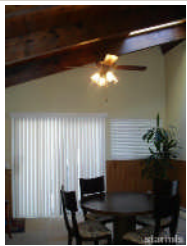
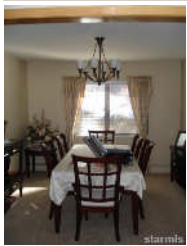
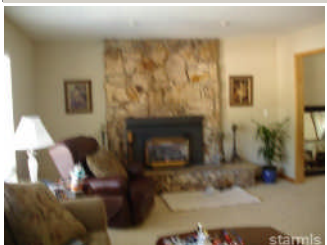
Client Detail with Addl Pics Report

Listings as of 05/06/09 at 9:41am

Active 01/09/09	Listing # 113820 County: El Dorado	1802 Amador Way South Lake Tahoe, CA 96150 Cross St: Cold Creek	Listing Price: \$429,000
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Prop Type	Residential	Prop Subtype(s)	Single Family
Area	Montgomery Estates	Subdivision	Lake Christopher
Style	Split Level		
Beds	3	Approx Square Feet	2448 Tax Data
Baths	2.50	Price/Sq Ft	\$175.25
Garage	2		
Year Built	1974	Lot Sq Ft (approx)	9200 ((Tax Data))
APN	025-432-15-100	Lot Acres (approx)	0.211
DOM/CDOM	117/117		



Directions Cold Creek to Amador

Public Remarks Well priced "Short Sale" home in upscale neighborhood. Tri-level home w/formal & casual dining room + large livingroom for entertaining. Kitchen has granite slab counters, breakfast bar & tons of cabinets. Master bedroom w/private bath & three closets. Family room w/wet bar & 1/2 bath. Newer 40 yr comp roof. Fully landscaped. Lot on right is conservancy.

REO	No	Zoning	Single Family
Zoning Source	Assessor	Year Built Source	Assessor
Garage Type	Attached	CC&R's	No
TRPA Land Cap Study	No	BMP Status	Unknown
Deed Restrictions	No	Annual Taxes	\$6724.74
Possession #	Subject to Tenants 1	HOA	No
Fireplaces/Stoves		Fireplace Descrip.	Insert - Gas
INTERIOR		Additional Rooms	Family Room, Formal Dining
Additional Features	Garage Door Opener, Wet Bar, Vaulted Ceilings, Skylight, Walk In Closet	Floor Covering	Carpet, Tile, Wood
Counters Kitchen	Granite	Laundry Location	Hall Closet
Master Bedroom	Garbage Disposal, Refrigerator Bt-in, Microwave Built-in, Dishwasher Built-in, Gas Range, Double Oven	Master Bdrm Features	Master Bath, Stall Shower, Slab Counters, Walk-In Closet
EXTERIOR		Exterior Foundation	Storage Shed
Construction	Wood Frame, Vinyl Siding	Landscaped	Concrete/Crawl Space
Fenced	Chain Link	Roof	Fully Landscaped
Heating/Cooling	Hot Water System	Utilities	Pitched, Composition, Shingle
Patio/Deck	Deck, Uncovered	Water Heater	Electricity, Natural Gas, City Water, City Sewer
Sprinklers	Full Sprinklers		Natural Gas
Views	Forest		
Windows	Double Pane, Metal Frame		

Presented By:	Brent Johnson Primary: 530-416-2625 Secondary: 530-544-2121	Chase International South Tahoe Realty 989 Tahoe Keys Blvd. South Lake Tahoe, CA 96150
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May 2009

Other:

530-544-2121

Fax : 530-544-5615

E-mail: johnsonhly@sbcglobal.net

Web Page:

Info deemed reliable but not guaranteed. DOM may not reflect total days property has been on market
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