

ALL FIELDS DETAIL



MLS #	111009	Construction	2x6
Status	ACTIVE	Foundation	Concrete Block
Type	SINGLE FAMILY	Age	0-5 yrs
Address	527 SIXTH AVENUE	Garage Type	Attached/HTD
Address 2		Style	2 Story
City	NORTH POLE		
State	AK		
Zip	99705		
Area	CITY OF N.P.		
Class	RESIDENTIAL		
Asking Price	\$266,900		
Sale/Rent	For Sale		
IDX Include	Yes		

GENERAL

Internet Include	Yes	VOW Address	Yes
VOW Comment	Yes	VOW AVM	Yes
Single Family Options	DETACHED	# of Bedrooms	4
# of Full Baths	3	# of Partial Baths	0
Total Baths	3	Garage Capacity	3
# of Acres	0.9286	Licensee	AUDREY J FOLDOE - HM: (907) 456-6000
Listing Office 1	MEYERES REAL ESTATE - Main: (907) 456-6000	Licensee 2	
Listing Office 2		Commission to Selling Off	3%
Subd. Township/Range	Ford Tract	Lot (Tax Lot)	9
Block (Section)	D	Listing Date	4/23/2009
Expiration Date	8/13/2009	Owner	VA/COUNTRYWIDE
Owner Phone		Tenant	
Tenant Phone		Elementary School	North Pole
Middle School	N. Pole Middle	Senior High School	N. Pole High
Year Built	2006	Zoning	Single-Family Residential Districts-20
Zoning Overlay	N/A	Flood Zone	X500
Aprx. Lot Sq. Ft.	40,448	Aprx. Res. Sq. Ft.	2750
Aprx. Garage Sq. Ft.	860	Fuel/Gal Per Year	UNK
Electric/Month	UNK	CCRs Y/N	No
Sign Y/N	Yes	Upper Level # Bedrooms	1
Upper Level Baths	1	Upper Level XRM	1
Upper Level Apx. Sq. Ft.		Upper Lev. Unfin. Sq. Ft.	
Main Level # Bedrooms	3	Main Level Baths	2
Main Level XRM		Main Level Apx. Sq. Ft.	
Main Lev. Unfin. Sq. Ft.		Lower Level # Bedrooms	N/A
Lower Level Baths	N/A	Lower Level XRM	
Lower Level Apx. Sq. Ft.		Lower Lev. Unfin. Sq. Ft.	
Base/Below # Bedrooms	N/A	Base/Below Baths	N/A
Base/Below XRM		Base/Below Apx. Sq. Ft.	
Base/Below Unfin. Sq. Ft.		Living Room Apx. Size	
Living Room Level	M	Kitchen Apx. Size	
Kitchen Level	M	Dining Room Apx. Size	
Dining Room Level	M	Family Room Apx. Size	
Family Room Level	U	Master Bedroom Apx. Size	
Total Units	1	Master Bedroom Level	M
Bedroom 2 Apx. Size		Bedroom 2 Level	M
Off Market Date		Appointment Required	No
Mapping		Tax ID	
Update Date	5/15/2009	Status Date	4/24/2009
HotSheet Date	5/15/2009	Price Date	5/15/2009
Input Date	4/24/2009 5:15:00 PM	Associated Document Count	3
Original Price	\$274,900	Agent Hit Count	40
Client Hit Count	86	Cumulative DOM	22
Directions	12 MILE RICHARDSON TO OLD RICHARDSON, RIGHT ON 5TH, LEFT ON FORD, RIGHT ON WEST 6TH.	Days On Market	22
Price/Aprx. Res.	\$97.05		

FEATURES

DESIGN	INTERIOR FEATURES	APPLIANCES & EQUIPMENT	FIRE SERVICE
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FEATURES

2 Story Contemporary	Jetted Tub Walk In Closets Tile Floor Smoke Detectors HRV	Range/Oven Jenn-Air Type Dishwasher Microwave Refrigerator Washer Dryer Water Softener Ceiling Fan Blinds Curtain Rods Garage Door Opener	Yes ENERGY RATING Five ROAD ACCESS Paved Maintained DOCUMENTS ON FILE Survey TERMS Cash/Refinance See Remarks SHOWING INSTRUCTIONS Call Listing Licensee Vacant Lock Box
EXTERIOR FINISH Vinyl	OTHER ROOMS Family Room Master Suite	SEWER Septic	
ROOF Shake	LAUNDRY Main Level	WATER Private Well	
BASEMENT Crawl Space	HEATING OHWBB	ROAD SERVICE Yes	
WINDOWS Thermal Pane Vinyl			
EXTERIOR FEATURES Deck/Patio Lawn Telephone Service			

FINANCIAL

Incentives		Taxes	4525.52
Mill Rate	15.39	Internet Y/N	Yes
Tax Parcel	0565849	FNSB Map #	222B33
HOA Dues/Mo.	N/A	Assessments Y/N/UNK	No
Min. Earnest Money	5000	Possession	RECORDING

SOLD STATUS

How Sold	Contract Date
Closing Date	Sold Price
Selling Licensee	Sell Team
Selling Office 1	Selling Licensee 2
Selling Office 2	Selling Licensee 3
Selling Office 3	Additional Comments

REMARKS

VA VENDEE FINANCING AVAILABLE ON THIS HOME! ZERO DOWN, EASY QUALIFY, 5.5% INTEREST, 30 YRS (YOU DON'T HAVE TO BE A VET TO QUALIFY!). SELLER WILL PAY UP TO 6% IN CLOSING COSTS OR VA FUNDING FEE. THIS IS A GORGEOUS ALMOST-NEW HOME, ALTHOUGH RIGHT NOW IT'S FROZEN UP AND BEING SOLD AS-IS. BIDS RANGE FROM \$8,500 TO \$16,000. HUGE BEAUTIFUL KITCHEN WITH LARGE DINING AREA WITH VIEW TO THE STREET. HUGE MASTER WITH WONDERFUL MASTER BATH, ON THE MAIN FLOOR! BIG FAMILY ROOM UPSTAIRS ALONG WITH A 4TH BEDROOM AND FULL BATH. BIG COVERED PORCH IN REAR. WWW.MEYERES.COM FOR MORE INFO.

ADDENDUM

FOR VENDEE FINANCING PREQUALIFICATION CALL 1-800-816-4346 AND SEE ASSOCIATED DOCS. IF OTHER FINANCING IS USED BUYER MUST HAVE A PRE-QUAL LETTER FROM COUNTRYWIDE INITIALLY - CALL BRYAN SCORESBY FOR FREE APPROVAL 907-352-4504 OR EMAIL HIM BRYAN_SCORESBY@COUNTRYWIDE.COM. THIS IS A COUNTRYWIDE REO BEING SOLD AS-IS. COUNTRYWIDE WILL PROVIDE A FREE APPRAISAL AND CREDIT REPORT IF THEY PROVIDE THE LOAN TO THE BUYER, AS WELL AS THEY WILL TRY TO BEAT WHATEVER DEAL ANY OTHER LENDER HAS OFFERED.

ADDITIONAL PICTURES**DISCLAIMER**

This information is not guaranteed. Interested parties are advised to independently verify this information through personal inspection or with appropriate professionals.