

ALL FIELDS DETAIL



MLS #	113286	Construction	Modular/Manufactured
Status	ACTIVE	Foundation	Concrete Block
Type	SINGLE FAMILY	Age	31 + yrs
Address	2691 S GOLDENROD CIRCLE	Garage Type	Detached/UN
Address 2		Style	Ranch
City	NORTH POLE		
State	AK		
Zip	99705		
Area	BADGER&RURAL NP		
Class	RESIDENTIAL		
Asking Price	\$104,900		
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	3
# of Full Baths	1	# of Partial Baths	1
Total Baths	2	Garage Capacity	1
# of Acres	2.2390	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	Wildflower	Lot (Tax Lot)	2
Block (Section)	5	Listing Date	3/10/2010
Expiration Date	8/8/2010	Owner	BAC/VA
Owner Phone		Tenant	
Tenant Phone		Elementary School	Badger Road
Middle School	N. Pole Middle	Senior High School	N. Pole High
Year Built	1977	Zoning	General Use District - 1
Zoning Overlay	N/A	Flood Zone	X
Aprx. Lot Sq. Ft.	97,531	Aprx. Res. Sq. Ft.	1430
Aprx. Garage Sq. Ft.	416	Fuel/Gal Per Year	
Electric/Month		CCRs Y/N	No
Sign Y/N	Yes	Upper Level # Bedrooms	N/A
Upper Level Baths	N/A	Upper Level XRM	
Upper Level Apx. Sq. Ft.		Upper Lev. Unfin. Sq. Ft.	
Main Level # Bedrooms	3	Main Level Baths	1.5
Main Level XRM	1	Main Level Apx. Sq. Ft.	1430
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		Kitchen Apx. Size	
Kitchen Level		Dining Room Apx. Size	
Dining Room Level		Family Room Apx. Size	
Family Room Level		Master Bedroom Apx. Size	
Total Units	1	Master Bedroom Level	
Bedroom 2 Apx. Size		Bedroom 2 Level	
Off Market Date		Appointment Required	No
Search By Map		Tax ID	
Update Date	5/10/2010	Status Date	3/10/2010
HotSheet Date	5/10/2010	Price Date	5/10/2010
Input Date	3/10/2010 5:58:00 PM	Associated Document Count	3
Original Price	\$114,900	Agent Hit Count	89
Client Hit Count	333	Cumulative DOM	61
Directions	RICHARDSON TO PERIDOT TO SOUTH GOLDENROD CIRCLE	# of Parking Spaces	
Days On Market	61	Price/Aprx. Res.	\$73.36

FEATURES

DESIGN Ranch	INTERIOR FEATURES Wood Stove Walk In Closets Tile Floor Smoke Detectors Laminate Flooring	APPLIANCES & EQUIPMENT Range/Oven Dishwasher Refrigerator Washer Dryer Ceiling Fan Blinds	FIRE SERVICE Yes
EXTERIOR FINISH T1-11	OTHER ROOMS Family Room Mud Room	SEWER Septic	ROAD ACCESS Gravel Unmaintained
ROOF Metal	LAUNDRY Main Level Bathroom	WATER Private Well	TERMS Cash/Refinance
BASEMENT None	HEATING OFA	ROAD SERVICE No	SHOWING INSTRUCTIONS Call Listing Licensee Vacant Lock Box
WINDOWS Thermal Pane			
EXTERIOR FEATURES RV Parking TV Antenna Lawn Telephone Service			

FINANCIAL

Incentives	N	Taxes	1881
Mill Rate	13.8	Internet Y/N	Yes
Tax Parcel	0315320	FNSB Map #	333C5
HOA Dues/Mo.	N/A	Assessments Y/N/UNK	No
Min. Earnest Money	2000	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

LARGE 3 BDRM 2 BATH MANUFACTURED HOME. BIG KITCHEN, NICE WOODSTOVE, AND FAMILY ROOM. GARAGE IS BASICALLY A SHELL. HEAT I N HOUSE IS ON BUT WATER LINES ARE FROZEN; PROPERTY IS BEING SOLD AS-IS. BIG 2 ACRE LOT. ACCORDING TO BANK OF AMERICA IT QUALIFIES FOR THE VA VENDEE LOAN WITH ZERO DOWN AND GOOD INTEREST RATE. SEE ASSOCIATED DOCS.

ADDENDUM

REALTORS: VACANT - LOCKBOX, CALL LL OFFICE AND SHOW. 456-6000. THIS PROPERTY IS BEING SOLD "AS IS". SEE ASSOCIATED DOCS FOR DETAILS ON PRE-QUALIFYING FOR A VA VENDEE LOAN. ALL OFFERS MUST BE ACCOMPANIED BY A PRE-QUALIFICATION BY VA VENDEE OR BANK OF AMERICA.

ADDITIONAL PICTURES**DISCLAIMER**

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