

ALL FIELDS DETAIL



MLS #	114288	Construction	Log
Status	ACTIVE	Foundation	Concrete Block
Type	SINGLE FAMILY	Age	31 + yrs
Address	1437 LAURENE STREET	Garage Type	None
Address 2		Style	Multi-Level
City	FAIRBANKS		
State	AK		
Zip	99701		
Area	SOUTH FAIRBANKS		
Class	RESIDENTIAL		
Asking Price	\$75,900		
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	0
Total Baths	1	Garage Capacity	0
# of Acres	0.1722	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	Rickert Homestead	Lot (Tax Lot)	8
Block (Section)	14	Listing Date	6/15/2010
Expiration Date	10/6/2010	Owner	BAC/VA
Owner Phone		Tenant	
Tenant Phone		Elementary School	Hunter
Middle School	Ryan	Senior High School	Lathrop
Year Built	1955	Zoning	Multiple-Family Residential District
Zoning Overlay	N/A	Flood Zone	X500
Aprx. Lot Sq. Ft.	7500	Aprx. Res. Sq. Ft.	1452
Aprx. Garage Sq. Ft.		Fuel/Gal Per Year	
Electric/Month		CCRs Y/N	No
Sign Y/N	Yes	Upper Level # Bedrooms	2
Upper Level Baths	0	Upper Level XRM	
Upper Level Apx. Sq. Ft.	220	Upper Lev. Unfin. Sq. Ft.	
Main Level # Bedrooms	0	Main Level Baths	1
Main Level XRM	1	Main Level Apx. Sq. Ft.	720
Main Lev. Unfin. Sq. Ft.		Lower Level # Bedrooms	---
Lower Level Baths	---	Lower Level XRM	
Lower Level Apx. Sq. Ft.		Lower Lev. Unfin. Sq. Ft.	
Base/Below # Bedrooms	1	Base/Below Baths	0
Base/Below XRM	2	Base/Below Apx. Sq. Ft.	480
Base/Below Unfin. Sq. Ft.	200	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	7/9/2010	Status Date	6/16/2010
HotSheet Date	7/9/2010	Price Date	7/9/2010
Input Date	6/16/2010 6:55:00 PM	Associated Document Count	2
Original Price	\$79,900	Agent Hit Count	36
Client Hit Count	62	Cumulative DOM	24
Directions	AIRPORT WAY, SOUTH ON GILLAM, LEFT ON SERVICE ROAD, 1ST RIGHT IS LAURENE, ON LEFT	# of Parking Spaces	
Days On Market	24	Price/Aprx. Res.	\$52.27

FEATURES

DESIGN 2 Story Multi-Level Raised Ranch	EXTERIOR FEATURES Fence Fixer-Upper Shed Cable TV Lawn Natural Telephone Service High Speed Internet	LAUNDRY Lower Level HEATING OHWBB APPLIANCES & EQUIPMENT Range/Oven Dishwasher Refrigerator Washer Dryer Curtain Rods	ROAD SERVICE Yes FIRE SERVICE Yes ROAD ACCESS Paved Maintained
EXTERIOR FINISH T1-11 Log	INTERIOR FEATURES Wood Stove Arctic Entry Smoke Detectors	SEWER Public WATER Public	TERMS Cash/Refinance SHOWING INSTRUCTIONS Call Listing Licensee Vacant Lock Box
ROOF Metal	OTHER ROOMS Family Room		
BASEMENT Full Size Finished			
WINDOWS Single Pane Thermal Pane Wood			

FINANCIAL

Incentives	N	Taxes	2198
Mill Rate	17.11	Internet Y/N	Yes
Tax Parcel	0089818	FNSB Map #	311B22
HOA Dues/Mo.	N/A	Assessments Y/N/UNK	No
Min. Earnest Money	2500	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

THIS PROPERTY IS BEING SOLD "AS-IS". THE HEATING AND WATER SYSTEMS HAVE BEEN FROZEN AND ARE BROKEN. (WITH VENDEE FINANCING YOU CAN BUY IT AS-IS.) LOG HOME WITH KITCHEN & LIVING ROOM AND UNFINISHED BACK ROOM ON MAIN FLOOR; 1 BDRM WITH EGRESS WINDOW & 2 EXTRA ROOMS DOWN; AND 2 BEDROOMS WITH SLANTED WALLS UP. GOOD STARTER HOME, NICE BIG YARD. VA VENDEE FINANCING AVAILABLE, SEE ASSOC. DOCS.

ADDENDUM

REALTORS: LOCKBOX, VACANT, CALL LL OFFICE AND GO. 456-6000. This is a VA owned property so Vendee financing is available with "0" down for owner occupants and 5% for investors. You do not have to be a vet to qualify for this low interest 30 year loan. Email Sarah Gilada at sarah.gilada@bankofamerica.com. Her phone number is 866-645-5309 Ext 5628. All offers must be accompanied by a pre-qualification letter from Bank of America to be submitted. All cash offers must show proof of cash.

ADDITIONAL PICTURES**DISCLAIMER**

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