

ALL FIELDS DETAIL



MLS #	111444	Construction	2x6
Status	ACTIVE	Foundation	Concrete Block
Type	SINGLE FAMILY	Age	0-5 yrs
Address	1323 O'CONNOR ROAD	Garage Type	Attached/HTD
Address 2		Style	Ranch
City	FAIRBANKS		
State	AK		
Zip	99701		
Area	NORTH FAIRBANKS		
Class	RESIDENTIAL		
Asking Price	\$219,900		
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	2
# of Acres	0.2428	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	Lemeta	Lot (Tax Lot)	29
Block (Section)	28	Listing Date	6/3/2009
Expiration Date	10/3/2009	Owner	AHFC
Owner Phone		Tenant	
Tenant Phone		Elementary School	Joy
Middle School	Randy Smith	Senior High School	West Valley
Year Built	2007	Zoning	Multiple-Family Residential District
Zoning Overlay	MHS	Flood Zone	X500
Aprx. Lot Sq. Ft.	10,575	Aprx. Res. Sq. Ft.	1080
Aprx. Garage Sq. Ft.		Fuel/Gal Per Year	unk
Electric/Month	unk	CCRs Y/N	Yes
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
Main Level XRM		Main Level Apx. Sq. Ft.	1080
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
Mapping		Tax ID	
Update Date	6/4/2009	Status Date	6/4/2009
HotSheet Date	6/4/2009	Price Date	6/4/2009
Input Date	6/4/2009 7:04:00 PM	Associated Document Count	0
Original Price	\$219,900	Agent Hit Count	1
Client Hit Count	0	Cumulative DOM	1
Directions	COLLEGE ROAD TO SOUTH ON KATHRYN, RIGHT ON BUNNELL TO OCONNOR	Days On Market	1
Price/Aprx. Res.	\$203.61		

FEATURES

DESIGN	INTERIOR FEATURES	SEWER	ENERGY RATING
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FEATURES

Ranch	Jetted Tub	Public	Five
EXTERIOR FINISH	Hardwood Floors	WATER	ROAD ACCESS
Vinyl	Smoke Detectors	Public	Paved
ROOF	HRV	ROAD SERVICE	Maintained
Shingle	LAUNDRY	Yes	DOCUMENTS ON FILE
BASEMENT	Main Level	FIRE SERVICE	Survey
Crawl Space	HEATING	Yes	Other/See Remarks
WINDOWS	OHWBB	WATERFRONT	TERMS
Thermal Pane	APPLIANCES & EQUIPMENT	Slough	Cash/Refinance
Vinyl	Range/Oven		SHOWING INSTRUCTIONS
EXTERIOR FEATURES	Dishwasher		Call Listing Licensee
Deck/Patio	Garbage Disposal		Vacant
Cable TV	Microwave		Lock Box
Natural	Ceiling Fan		
Telephone Service	Garage Door Opener		

FINANCIAL

Incentives	N	Taxes	3742
Mill Rate	17.278	Internet Y/N	Yes
Tax Parcel	0084654	FNSB Map #	311B14
HOA Dues/Mo.	N/A	Assessments Y/N/UNK	No
Min. Earnest Money	3500	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 IS AN ALMOST NEW HOME ACROSS FROM CREAMERS FIELD IN LEMETA SUBDIVISION, RODGER BURKS O'CONNOR STREET PROJECT. DARLING 3 BEDROOM, 1 BATH (WITH JETTED TUB) HOME WITH OPEN KITCHEN/DINING/LIVING ROOM, A PLEASANT INVITING ENTRANCE, AND A 2 CAR HEATED GARAGE. YARD IS SHAPED & READY TO START A LAWN, SIDEWALK, PAVED DRIVEWAY, AND CONCRETE PATIO IN REAR. BACKS UP TO NOYES SLOUGH.

ADDENDUM

PLEASE USE AHFC OFFER FORM AND AMENDMENT IN ASSOCIATED DOCS, INSTEAD OF GFBR FORM.

ADDITIONAL PICTURES**DISCLAIMER**

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