

ALL FIELDS DETAIL



MLS #	117701	Construction	Log
Status	ACTIVE	Foundation	Concrete Block
Type	SINGLE FAMILY	Age	31 + yrs
Address	790 N OLD STEESE HIGHWAY	Garage Type	Attached/HTD
Address 2		Style	2 Story
City	Fairbanks		
State	AK		
Zip	99712		
Area	RURAL FAIRBANKS		
Class	RESIDENTIAL		
Asking Price	\$160,900		
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	2	# of Partial Baths	0
Total Baths	2	Garage Capacity	1
# of Acres	0.6887	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	Birchwood Acres	Lot (Tax Lot)	4
Block (Section)	1	Listing Date	9/7/2011
Expiration Date	1/17/2012	Owner	Corporate/BAC
Owner Phone		Tenant	
Tenant Phone		Elementary School	Weller
Middle School	Tanana	Senior High School	Lathrop
Year Built	1974	Zoning	Rural and Agricultural Districts - 5
Zoning Overlay	N/A	Flood Zone	X
Aprx. Lot Sq. Ft.	30,000	Aprx. Res. Sq. Ft.	1740
Aprx. Garage Sq. Ft.	264	Fuel/Gal Per Year	
Electric/Month		CCRs Y/N	No
Sign Y/N	Yes	Upper Level # Bedrooms	---
Upper Level Baths	---	Upper Level XRM	
Upper Level Apx. Sq. Ft.		Upper Lev. Unfin. Sq. Ft.	
Main Level # Bedrooms	2	Main Level Baths	1
Main Level XRM		Main Level Apx. Sq. Ft.	864
Main Lev. Unfin. Sq. Ft.		Lower Level # Bedrooms	1
Lower Level Baths	1	Lower Level XRM	2
Lower Level Apx. Sq. Ft.	876	Lower Lev. Unfin. Sq. Ft.	
Base/Below # Bedrooms	---	Base/Below Baths	---
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		Family Room Apx. Size	
Family Room Level		Master Bedroom Apx. Size	
Total Units		Master Bedroom Level	M
Bedroom 2 Apx. Size		Bedroom 2 Level	M
Off Market Date		Appointment Required	No
Search By Map		Tax ID	
Update Date	11/10/2011	Status Date	9/8/2011
HotSheet Date	11/10/2011	Price Date	11/10/2011
Input Date	9/8/2011 6:05:00 PM	Associated Document Count	2
Original Price	\$179,900	Agent Hit Count	77
Client Hit Count	216	Cumulative DOM	64
Directions	Steese Hwy to CHSR exit, left under overpass onto CHSR then right on Old Steese Hwy, to 790 on the right	# of Parking Spaces	
Days On Market	64	Price/Apx. Res.	\$92.47

FEATURES

DESIGN 2 Story A Frame/Chalet	EXTERIOR FEATURES Deck/Patio RV Parking Shed Lawn Natural Telephone Service	LAUNDRY Lower Level HEATING OFA APPLIANCES & EQUIPMENT Range/Oven Refrigerator	FIRE SERVICE Yes VIEW Territorial ROAD ACCESS Paved Maintained
EXTERIOR FINISH T1-11 Other/See Remarks	INTERIOR FEATURES Fireplace Arctic Entry Smoke Detectors	SEWER Septic WATER Private Well ROAD SERVICE Yes	TERMS Cash/Refinance SHOWING INSTRUCTIONS Call Listing Licensee Vacant Lock Box
ROOF Shingle			
BASEMENT None			
WINDOWS Thermal Pane Wood	OTHER ROOMS Family Room		

FINANCIAL

Incentives		Taxes	2904
Mill Rate	16.3	Internet Y/N	Yes
Tax Parcel	0234290	FNSB Map #	111D3
HOA Dues/Mo.	N/A	Assessments Y/N/UNK	No
Min. Earnest Money	2%	Possession	Recording
Short Sale (Y/N)	No	Foreclosure (Y/N)	Yes
REO (Y/N)	Yes		

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

Lots of appeal with this hillside log home. Beautiful Shaw Creek rock work on front of house and retaining wall plus a fireplace on each floor. Big family room and bedroom down (no egress window) & 2 bedrooms up. Heat is functioning. You can enter the property from Old Steese or from Davenny Drive in the back Being sold AS-IS.

ADDENDUM

REALTORS: LOCKBOX, VACANT, CALL LISTING OFFICE 456-6000 AND SHOW. NO SPECIAL FINANCING AVAILABLE ON THIS HOME BUT BUYERS WILL NEED A PRE-QUAL FROM BANK OF AMERICA TO SUBMIT OFFER (CAN USE A DIFFERENT LENDER THOUGH). Call Carla Sanders at 206-270-5015 or email her at carla.sanders@bankofamerica.com to get prequalified right over the phone.

ADDITIONAL PICTURES**DISCLAIMER**

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