

ALL FIELDS DETAIL



MLS #	114737	Construction	2x4
Status	ACTIVE	Foundation	See Remarks
Type	RECREATIONAL	Age	Unknown
Address	Mile 179.5 RICHARDSON HIGHWAY	Garage Type	None
		Style	Ranch
Address 2			
City	Paxson		
State	AK		
Zip	99737		
Area	OUT OF AREA		
Class	RESIDENTIAL		
Asking Price	\$99,900		
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	2
# of Full Baths	0	# of Partial Baths	0
Total Baths	0	Garage Capacity	0
# of Acres	2.3800	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	U	Lot (Tax Lot)	3
Block (Section)	0	Listing Date	7/29/2010
Expiration Date	12/31/2011	Owner	Joyce O'Beirne
Owner Phone	n/a	Tenant	n/a
Tenant Phone	n/a	Elementary School	Not Coded
Middle School	Not Coded	Senior High School	Not Coded
Year Built	1975	Zoning	None
Zoning Overlay	n/a	Flood Zone	unk
Aprx. Lot Sq. Ft.	103,672	Aprx. Res. Sq. Ft.	720
Aprx. Garage Sq. Ft.	0	Fuel/Gal Per Year	0
Electric/Month	0	CCRs Y/N	No
Sign Y/N	Yes	Upper Level # Bedrooms	0
Upper Level Baths	0	Upper Level XRM	0
Upper Level Apx. Sq. Ft.	0	Upper Lev. Unfin. Sq. Ft.	0
Main Level # Bedrooms	2	Main Level Baths	0
Main Level XRM	0	Main Level Apx. Sq. Ft.	700
Main Lev. Unfin. Sq. Ft.	0	Lower Level # Bedrooms	0
Lower Level Baths	0	Lower Level XRM	0
Lower Level Apx. Sq. Ft.	0	Lower Lev. Unfin. Sq. Ft.	0
Base/Below # Bedrooms	0	Base/Below Baths	0
Base/Below XRM	0	Base/Below Apx. Sq. Ft.	0
Base/Below Unfin. Sq. Ft.	0	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		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
Search By Map		Tax ID	
Update Date	7/21/2011	Status Date	7/30/2010
HotSheet Date	7/21/2011	Price Date	7/21/2011
Input Date	7/30/2010 2:20:00 PM	Associated Document Count	2
Original Price	\$199,900	Agent Hit Count	61
Client Hit Count	28	Cumulative DOM	357

GENERAL

Directions	Head down the Richardson just after Paxson Lodge start watching mileposts for 179. Approx 179.5 driveway is on left and almost across the pipeline access road that goes way up the hill.	# of Parking Spaces	4
Days On Market	357	Price/Aprx. Res.	\$138.75

FEATURES

DESIGN Ranch Cabin	EXTERIOR FEATURES Deck/Patio RV Parking Fixer-Upper	SEWER None	ENERGY RATING None
EXTERIOR FINISH T1-11 Lap Siding	Workshop Shed Natural	WATER None	ROAD ACCESS Paved Maintained
ROOF Metal	LAUNDRY None	ROAD SERVICE Yes	DOCUMENTS ON FILE Other/See Remarks
BASEMENT None	HEATING See Remarks	FIRE SERVICE No	TERMS Cash/Refinance
WINDOWS Wood	APPLIANCES & EQUIPMENT Curtain Rods	WATERFRONT Lake	SHOWING INSTRUCTIONS Call Listing Licensee
		VIEW Territorial	

FINANCIAL

Incentives	N	Taxes	n/a
Mill Rate	n/a	Internet Y/N	Yes
Tax Parcel	n/a	FNSB Map #	n/a
HOA Dues/Mo.	n/a	Assessments Y/N/UNK	No
Min. Earnest Money	5,000	Possession	record
Short Sale (Y/N)	No	Foreclosure (Y/N)	No
REO (Y/N)	No		

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

How often does an opportunity come up to buy land and a cabin on Paxson Lake? This older cabin has a kitchen, living room and 2 bedrooms. There is a screened porch in front. There are several outbuildings, one a fairly new shed, and one older one. There is an excellent gravel driveway off the Richardson with a big graveled turnaround. All buildings are on skids on the ground. Age of the cabin is unknown.

ADDENDUM

The correct legal is Lot 3 US Survey # 2704 SITUATED ON THE EASTERLY SHORE OF PAXSON (PAXSON) LAKE according to the plat thereof; records of the CHITNA Recording District, Third Judicial District, State of Alaska

ADDITIONAL PICTURES



DISCLAIMER

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