



**Address:**19573 EAST IDA PLACE  
**Listing #:**742366

**Property Type:**RESIDENTIAL  
**Status:****ACTIVE**  
**Backup/First:**

**Price:****\$349,900**  
**PSF:**\$113.53  
**Fin PSF:**\$113.53

**Area:**AURORA SOUTH  
**Type:**DETACH SINGL FAM  
**Style:**TWO STORY  
**Faces:**  
**NS Direction:**SOUTH #:0  
**EW Direction:**EAST #:19573  
**Map/Section:**349 - U  
**HOA Name:**TUSCANY ASSOC.  
**HOA Phone:**303-980-0700  
**Total HOA Fees:**70  
**Fee Quoted:**MONTHLY **Multiple HOAs:**  
**Fee Includes:**

**Parcel ID#:**[207322105009](#)  
**Sub Area:**TUSCANY 4TH FLG  
**Architecture:**TRADITIONAL  
**Construction:**FRAME/BRICK  
**Roofing Material:**CONCRETE TILE  
**Car Storage:**GARAGE, ATTACHED  
**Car Spaces:**3  
**School District:**  
**Elementary:**[5215, ROLLING HILLS](#)  
**Jr High/Middle:**[5716, FALCON CREEK](#)  
**Sr High:**[5925, GRANDVIEW](#)

**County:**ARAPAHOE  
**City:**AURORA  
**Zip:**80015  
**Year Built:**2000  
**Builder:**  
**Model:**  
**Lot Size:**12719  
**Acres:**  
**Zoned:**R1  
**Unincorporated:**  
**Taxes:**3,738  
**Horses:**

	TOTAL	UPPER	MAIN	LOWER	BASEMENT
Bedrooms	4	4			
Baths	4	FFF	H		
! Square Feet	3082	1400	1682		980
Finished Sq Ft Total:3082		Total Sq Ft:4062		Date Measured:	
Basement:FULL		Bsmt Finished:OPEN		%Bsmt Finished:	
Master Bedroom:	UPPER LEVEL	Living Room:		Water:	PUBLIC
Family Room:	MAIN LEVEL	Dining Room:		Sewer:	PUBLIC
Study/Den:		Kitchen:			
Laundry Loc: MAIN LEVEL		Heat:	GAS, FORCED AIR		
# Of Fireplaces: 1		Average Utility:\$			
Fireplace Loc: FAMILY ROOM		Subfloor:			

**Description:** AIR COND-CENTRAL, CEILING FAN, DBL PANE WINDOWS, DISPOSAL, EATING SPACE/KIT, FORMAL DINING, FENCE, FIREPLACE INSERT, FIVE PIECE BATH, KITCHEN ISLAND, LENDER OWNED, LANDSCAPED PROF, MASTER BATHROOM, MASTER SUITE, QUICK POSSESSION, VAULTED CEILING, WOOD FLOORS, WALK-IN CLOSETS, WALL/WALL CARPET

**Public Remarks:** UNDER 350K! SOLD AS IS\* GREAT PRICE\* FABULOUS 2-STORY READY TO MOVE IN! SPACIOUS BACK YARD!

**Broker Remarks:** LENDER OWNED\*PROPERTY SOLD AS IS\* QUICK POSSESSION

**Directions:** SMOKY HILL TO ORCHARD/ORCHARD TO S. GENOA ST. LEFT ON IDA PL.

<b>Buyers Agency:</b> 3.00	<b>Prospect Reservation:</b>	<b>Listor Phone:</b> 303-908-7722
<b>Trans Broker:</b> 3.00	<b>Limited Service:</b> NO	<b>Office Phone:</b> 303-399-9930
<b>Variable Commission:</b> NO	<b>Entry Only:</b> NO	<b>Showing Phone:</b> 303-399-9930
<b>Listor:</b> ALEXANDER T SARGEANT	<b>Exclusive:</b> EXCLUSIVE RIGHT	<b>Fax:</b> 303-344-1621
<b>Listing Office:</b> <a href="#">JONES HOMES L.L.C.</a>	<b>Current List Date:</b> 08-FEB-2009	<b>Email:</b> <a href="mailto:SARGEANTANDASSOCIATES@MSN.COM">SARGEANTANDASSOCIATES@MSN.COM</a>
<b>Office ID:</b> 07391		<b>URL:</b> <a href="http://ALEXANDERSARGEANT.DIRECTHOMES.COM">ALEXANDERSARGEANT.DIRECTHOMES.COM</a>

**Exclusions:**NONE

**Earnest Check To:**JONES HOMES, LLC

**Minimum Earnest:**\$3500

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