



Address: 22500 EAST ONTARIO DRIVE **Property Type:** CONDOMINIUM **Price:** \$144,900
Listing #: 716885 **Bldg/Unit #:** 202 **Status:** ACTIVE **PSF:** \$104.39
Backup/First: **Fin PSF:** \$104.39
Area: S SUBN EAST **Parcel ID#:** 207325138006 **County:** ARAPAHOE
Sub Area: HOMESTEAD AT SADDLE ROCK EAST **Name:** HOMESTEAD **City:** AURORA
Type: CONDO **Architecture:** CONTEMPORARY **Zip:** 80016
Style: RANCH/ONE-STORY **Construction:** STUCCO **Year Built:** 2003
Faces: **Roofing Material:** CONCRETE TILE **Builder:**
NS Direction: SOUTH #: 6800 **Car Storage:** OFF STREET **Model:**
EW Direction: EAST #: 22500 **School Spaces:** **Unit On End:**
Map/Section: - **School District:** **Level:**
HOA Name: **Elementary:** 5050, CREEKSIDE **Taxes:** \$1,515
HOA Phone: **Jr High/Middle:** 5735, LIBERTY **Unincorporated:**
Total HOA Fees: \$190 **Sr High:** 5905, CHEROKEE TRAIL
Fee Quoted: MONTHLY **Multiple HOAs:**
Fee Includes: CLUBHOUSE, INSURANCE, COMMUNITY POOL, SNOW REMOVAL, EX BLG & ROOF MT, TRASH, GROUNDS MAINT

	TOTAL	UPPER	MAIN	LOWER	BASEMENT
Bedrooms	2		2		
Baths	2		FF		
! Square Feet	1388				
Finished Sq Ft Total: 1388		Total Sq Ft: 1388		Date Measured:	
Basement: NONE		Bsmt Finished:		%Bsmt Finished:	
Master Bedroom:		Living Room:		W/D Hookup In Unit:	YES
Family Room:		Dining Room:			
Study/Den:	MAIN LEVEL	Kitchen:			
Laundry Loc:	MAIN LEVEL	Heat:	GAS, FORCED AIR		
# Of Fireplaces:	1	Average Utility:	\$		
Fireplace Loc:	LIVING ROOM	Subfloor:			

Description: AIR COND-CENTRAL, BALCONY, DBL PANE WINDOWS, EATING SPACE/KIT, LENDER OWNED, QUICK POSSESSION, WALL/WALL CARPET
! Public Remarks: FANTASTIC CONDO ACROSS THE STREET FROM SADDLE ROCK GOLF COURSE! OPEN FLOOR PLAN! CHERRY CREEK SCHOOLS! LENDER OWNED* 2-BEDROOMS + STUDY THAT CAN BE A 3RD BEDROOM IN A PINCH! INVESTOR SPECIAL! GRANITE COUNTERS IN KITCHEN!!
Broker Remarks: THIS IS A DEAL! CLOSE TO 33K UNDER ASSESSED VALUE! INVESTORS DREAM!
Directions: EAST ON ARAPAHOE FROM PARKER RD TO LEFT ON ONTARIO

Buyers Agency: 3.00 **Prospect Reservation:** **Listor Phone:** 303-908-7722
Trans Broker: 3.00 **Limited Service:** NO **Office Phone:** 303-399-9930
Variable Commission: NO **Entry Only:** NO **Showing Phone:** 303-399-9930
Listor: ALEXANDER T SARGEANT **Exclusive:** EXCLUSIVE RIGHT **Fax:** 303-344-1621
Listing Office: JONES HOMES L.L.C. **Current List Date:** 30-OCT-2008 **Email:** SARGEANTANDASSOCIATES@MSN.COM
Office ID: 07391 **URL:** ALEXANDERSARGEANT.DIRECTHOMES.COM

Exclusions: NONE **Minimum Earnest:** \$1000
Earnest Check To: JONES HOMES

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