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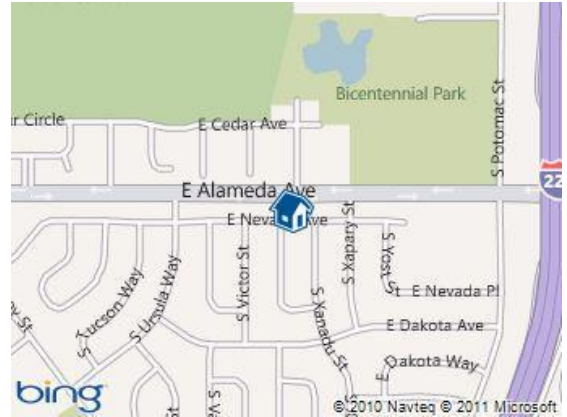
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Address: 13451 E NEVADA Ave Aurora, CO 80012 **Property Type:** Residential **M1057257-RA**
Status Conditions: Accepting Offers **Status:** Active **List:** \$179,900
Approval Conditions: N/A **Seller Type:** Corporation/Trust



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(11)



Common

Area: AUS Aurora South
Sub Area: AURORA HILLS 5TH FLG
Style: Ranch/1 Story
Unincorporated:
Taxes: \$1,366
County: Arapahoe
Total HOA Fees:
Fee Quoted:
Disclosures: [Learn more](#)
Walk Score™: 77

Architecture: Contemporary
Year Built: 1963
SqFt: 1,482
Car Storage: Garage, Attached
Car Spaces: 2
Bedrooms: 3
Bathrooms: 2

Elementary: [Wheeling](#)
Junior High: [Aurora Hills](#)
Senior High: [Gateway](#)

SqFt & Living Space

Upper SqFt: _____
Main SqFt: 1,482
Lower SqFt: _____ **PSF**
SqFt: 1,482 **\$121**
Bsmt SqFt: 785
Total SqFt: 2,267
Fin SqFt: 2,267 **\$79**

Kitchen:
Dining Rm:
Living Rm:
Mstr Bed: Main
Family Rm: Main
Study/Den:
Laundry Loc: Basement

Basement: Partial
Bsmt % Fin: Fully Finished (100.00 %)
Date Measured:
Measured By: County Records

Upper Beds:
Main Beds: 3
Lower Beds:
Bsmt Beds: _____
Bedrooms: 3

Upper Baths:
Main Baths: 2 FT
Lower Baths:
Bsmt Baths: _____
Bathrooms: 2

Car Storage: Garage, Attached
Spaces: 2

Fireplace Loc: Living Room
Fireplaces: 1

Structural & Land Features

Type: Detach Singl Fam
Style: Ranch/1 Story
Architecture: Contemporary
Construction: Brick
Builder: FRESH REMODEL!
Model: ALL NEW & READY!

Year Built: 1963
Lot Size:
Acres:

Horses:

Property Features

Description: Cable Available,Disposal,Dishwasher,Eating Sp/Kit,Fence,Fireplace Insert,Mstr Bathroom,Master Suite,Newer Carpet,Newer Paint,Patio,Quick Poss,Refrigerator,Remodeled,Stove/Range/Ovn,Wood Floors,W/W Carpet
Public Remarks: \$1000 DOWN WITH AURORA HOPE PROGRAM!FULL REMODEL ONLY NEEDING YOUR BUYERS FURNITURE!SPACIOUS KITCHEN WITH NEW CABINETS & COUNTERS & STAINLESS STEEL APPLIANCES!NEW MASTER BATH W/ GENEROUS CLOSET SPACE IN MASTER SUITE!NEW ELECTRICAL PANEL & FURNACE!ALL NEW
Broker Remarks: MINUTES TO GOLF/PARKS & AURORA CITY CENTER!NICE COVERED PATIO!

Location Information

County: Arapahoe **N/S Dir/Num:** South 300 **Map/Section:** 288 - W
PIN: 197313102012 **E/W Dir/Num:** East 0 **Faces:**
Area: AUS Aurora South **Unincorporated:** **Zoned:** R-1
Sub Area: AURORA HILLS 5TH FLG **Taxes:** \$1,366
Directions: ALAMEDA TO XAPARY AND TURN SOUTH ON XAPARY. TURN WEST TO HOME.

Utilities

Heat: Forced Air, Gas **Avg Utilities:**
Water: Public **Sewer:** Public

Community Information

HOA Name: **School District:** Aurora 28
HOA Phone: **Elementary:** [Wheeling](#)
HOA Quoted: **Junior High:** [Aurora Hills](#)
Multiple HOAs: **Senior High:** [Gateway](#)
HOA Includes:

Contract Information

Terms: Conventional,FHA,VA,Cash
Add Terms: **Buy Agent:** 2.80
Min Earnest: \$1,000 **Trans Br:** 2.80
Earnest Ck To: JONES HOMES **Buy Br Pd By:**
Possession: DOD **Var Comm:** No
Loan Bal 1: **Prospect Res:** Yes **Curr List Date:** 1/1/12
Previous Price: **Limited Service:** No **Orig List Date:** 1/1/12
Orig List Price: \$179,900 **Current DOM:** 5
Exclusive: Excl Right **Total DOM:** 5
Exclusions: STAGING EFFECTS
Legal: LOT 3 BLK 1 AURORA HILLS 5TH FLG

Broker Information

Name: VERNON R.E. JONES **Listing Office:** [JONES HOMES L.L.C.](#)
Agent Ph: 303-359-8218 **Office ID:** 07391
Office Ph: 303-399-9930 **Email:** vernon@joneshomesonline.com
Fax: 720-382-5978 **Website:** www.joneshomesonline.com
Showing Ph: 303-399-9930

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Sold Information

Sold Price: **Seller Type:** **Loan Amount:**
Contract Date: **Concession Amt:** **Interest Rate:**
Sold Date: **Concession Type:**
Sold Term: **Seller DP Assist:**
Selling Off ID: **Selling Office:**
Selling Br ID: **Selling Broker:**

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