

Client View

18 Properties

		Price / Status / MLS #	Subdivision	Bedrooms	Bathrooms	Approx SQFT	Pool	List/Sold Price Sqft	Cumulative DOM	Close of Escrow Date
1		\$251,000 3055 N RED MOUNTAIN -- 172 Mesa, AZ 85207 Closed / 5479195	LAS SENDAS	3	2	1,571	Community	165.44 / 159.77	24	08/27/2016
2		\$259,900 7445 E Eagle Crest DR 1061 Mesa, AZ 85207 Closed / 5403802	Cachet at Las Sendas	2	2.5	1,659	Community	156.66 / 156.66	151	08/27/2016
3		\$277,500 7445 E EAGLE CREST DR 2107 Mesa, AZ 85207 Closed / 5400102	Cachet at Las Sendas	2	2	1,795	Community	166.57 / 154.6	117	08/23/2016
4		\$290,000 6942 E SNOWDON ST Mesa, AZ 85207 Closed / 5426266	COBBLESTONE AT LAS SENDAS	3	3	1,911	Community	149.14 / 151.75	133	08/18/2016
5		\$304,000 7760 E WESTERN HILLS ST Mesa, AZ 85207 Closed / 5468664	MOUNTAIN GATE AT LAS SENDAS	3	2	1,571	Both	190.26 / 193.51	4	08/16/2016
6		\$310,000 7431 E NORA ST Mesa, AZ 85207 Closed / 5395313	GRAYFOX AT LAS SENDAS	3	2	2,126	Private	134.05 / 145.81	424	08/11/2016
7		\$310,000 6916 E PORTIA ST Mesa, AZ 85207 Closed / 5457730	LAS SENDAS	4	3	1,911	Community	164.84 / 162.22	10	08/23/2016
8		\$334,000 3055 N RED MTN 136 Mesa, AZ 85207 Closed / 5403352	IRONWOOD PASS UNIT 2 AT LAS SENDAS	3	2	1,756	Both	193.05 / 190.21	146	08/26/2016
9		\$445,500 7640 E SNOWDON CIR Mesa, AZ 85207 Closed / 5414650	LAS SENDAS	5	4	3,437	Both	130.93 / 129.62	97	08/17/2016
10		\$449,000 7863 E SIERRA MORENA CIR Mesa, AZ 85207 Closed / 5462792	EAGLEFEATHER AT LAS SENDAS	3	2.5	2,757	Both	165 / 162.86	40	08/25/2016
11		\$480,000 3528 N PIEDRA CIR Mesa, AZ 85207 Closed / 5471427	LAS SENDAS	5	4	3,427	Both	141.52 / 140.06	40	08/23/2016
12		\$505,000 7538 E Tyndall CIR Mesa, AZ 85207 Closed / 5277572	Pinnacle Point at Las Sendas	4	3	3,655	Both	136.8 / 138.17	460	08/09/2016
13		\$580,000 7603 E TORREY POINT ST Mesa, AZ 85207 Closed / 5471465	PINNACLE POINT AT LAS SENDAS	5	3	3,330	Both	177.18 / 174.17	1	08/23/2016

14		\$595,000 7130 E Saddleback ST 4 Mesa, AZ 85207 Closed / 5374268	Las Sendas	4	2.5	3,687	Both	176.02 / 161.38	256	08/30/2016
15		\$675,000 4111 N SAGE CREEK CIR Mesa, AZ 85207 Closed / 5368919	LAS SENDAS	4	3.5	3,681	Both	187.42 / 183.37	209	08/25/2016
16		\$745,000 3461 N LADERA CIR Mesa, AZ 85207 Closed / 5378673	Las Sendas	3	3	3,456	Community	216.98 / 215.57	303	08/19/2016
17		\$980,000 8121 E ECHO CANYON ST Mesa, AZ 85207 Closed / 5435544	WALKING STICK AT LAS SENDAS AMD	5	4.5	5,514	Both	179.54 / 177.73	112	08/23/2016
18		\$1,825,000 8347 E VIEW CREST CIR Mesa, AZ 85207 Closed / 5402482	PINNACLE RIDGE AT LAS SENDAS MOUNTAIN	4	5.5	7,008	Both	285.25 / 260.42	136	08/10/2016

Prepared by Chris and
Michele Keith

*All information should be verified by the recipient and none is guaranteed as accurate by ARMLS.
DND2 (D o N o D isplay or D isclose) - the data in fields marked with DND2 is confidential, for agent use only, and may not be shared with
customers or clients in any manner whatsoever.*

10/17/2016 3:03 PM © 2016 ARMLS and
FBS.
DMCA

Client Report (1)

3055 N RED MOUNTAIN -- 172, Mesa, AZ 85207

\$251,000

 <p>2016 ARMLS</p>	5479195 Residential Single Family - Detached Closed
	Beds/Baths: 3 / 2 Bedrooms Plus: 3 Approx SqFt: 1,571 / County Assessor Price/SqFt: \$159.77 Year Built: 1996 Pool: Community Only Encoded Features: 32RN2G2S Exterior Stories: 1 # of Interior Levels: 1 Dwelling Type: Single Family - Detached Dwelling Styles: Detached
	Approx Lot SqFt: 6,774 / County Assessor Apx Lot Size Range: 1 - 7,500 Subdivision: LAS SENDAS Tax Municipality: Mesa Marketing Name: Las Sendas Planned Cmty Name: Las Sendas Model: Cactus Wren Builder Name: Blandford Homes Hun Block: Map Code/Grid: P42 Bldg Number:
Ele Sch Dist: 004 - Mesa Unified District Elementary School: Las Sendas Elementary School Jr. High School: Fremont Junior High School	

Cross Streets: McDowell & Red Mountain 202 **Directions:** Head east on McDowell Rd, Turn left onto N Ridgecrest, Turn left onto Red Mountain, Turn right onto E Ironwood Pass. Drive through the gate and follow signs to house #172

Public Remarks: Super Private Backyard Home with 3 bedrooms and 2 Baths Located in the Desirable North East Community of Las Sendas w/ Award Winning School, Community Pools, Tennis Courts, Parks & Community Events. This Stunning Home is Open and Bright with Low Maintenance Landscaping, 2 car Garage with Built-In Cabinets, and Beautiful Brand New Light Fixtures in the Main Living Area & New Stove in Kitchen. The Spacious Master Suite Features a Full Bath with Dual Sinks, Garden Tub and Step-In Shower, Walk-In Closet, and Private Exit to the Backyard. The Expansive Backyard Boasts a Covered Patio, Low Maintenance Landscaping, Wrought Iron View Fence and Large Paved Seating Area, Perfect for Entertaining. Hiking & Cycling Trails right from your front door! Very Close to Saguaro Lake Marina.

Features	Room Details	Construction & Utilities	County, Tax and Financing
Approx SqFt Range: 1,401 - 1,600 Garage Spaces: 2 Carpport Spaces: 0 Total Covered Spaces: 2 Slab Parking Spaces: 2 Parking Features: Atch'd Gar Cabinets; Electric Door Opener Pool - Private: No Pool Spa: None Horses: N Fireplace: No Fireplace Property Description: Adjacent to Wash Landscaping: Desert Front; Desert Back Exterior Features: Patio; Covered Patio(s) Features: Vaulted Ceiling(s); 9+ Flat Ceilings; No Interior Steps Community Features: Biking/Walking Path; Children's Playgrnd; Clubhouse/Rec Room; Comm Tennis Court(s); Community Pool; Community Spa; Gated Community; Golf Course Flooring: Carpet; Tile	Kitchen Features: Range/Oven Gas; Disposal; Dishwasher; Built-in Microwave; Pantry Master Bathroom: Full Bth Master Bdrm; Separate Shwr & Tub; Double Sinks; Private Toilet Room Master Bedroom: Split Additional Bedroom: Separate Bdrm Exit; Mstr Bdr Walkin Clst Laundry: Wshr/Dry HookUp Only; Inside Laundry Dining Area: Eat-in Kitchen; Breakfast Bar Basement Y/N: N Sep Den/Office Y/N: N	Const - Finish: Painted; Stucco Construction: Frame - Wood Construction Status: Complete Spec Home Roofing: All Tile Fencing: View/Wrought Iron; Block Cooling: Refrigeration Heating: Electric Heat Utilities: SRP; City Gas Water: City Water Sewer: Sewer - Public Services: City Services Technology: Cable TV Avail; HighSpd Intrnt Aval Energy/Green Feature: Ceiling Fan (s)	County Code: Maricopa Legal Subdivision: IRONWOOD PASS UNIT 2 AT LAS SENDAS MCR 409-50 AN: 219-19-108 Lot Number: 172 Town-Range-Section: 2N-7E-31 Cty Bk&Pg: Plat: Taxes/Yr: \$1,748/2015 Ownership: Fee Simple New Financing: Cash; VA; FHA; Conventional Total Asum Mnth Pmts: \$0 Down Payment: \$0 Existing 1st Loan: Treat as Free&Clear Existing 1st Ln Trms: Non Assumable Disclosures: Agency Discl Req Possession: Close of Escrow

Fees & Homeowner Association Information

HOA Y/N: Y / \$332.64 / Quarterly HOA Transfer Fee: \$155	HOA Name: Las Sendas HOA Prop Man Co Name: First Service Res	HOA Telephone: 480-357-8780 HOA Prop Man Co Tele: 480-551-4300
HOA 2 Y/N: N //		
HOA 3 Y/N: //		
Association Fee Incl: Common Area Maint Assoc Rules/Info: Pets OK (See Rmrks); Prof Managed	Rec Center Fee Y/N: N // Rec Center Fee 2 Y/N: N // Land Lease Fee Y/N: N // PAD Fee Y/N: N //	Ttl Mthly Fee Equiv: \$110.88 Cap Imprv/Impact Fee: \$ 0 \$ Cap Impv/Impt Fee 2: \$0 \$

Listing Dates	Pricing and Sale Info	Listing Contract Info
CDOM/ADOM: 24 / 24 Status Change Date: 08/29/2016 Close of Escrow Date: 08/27/2016 Off Market Date: 08/28/2016	List Price: \$259,900 Sold Price: \$251,000 Sold Price/SqFt: \$159.77 Loan Type: Cash Loan Years: 0 Payment Type: Other Buyr Concess to Sell: 0 \$ Sellr Concess to Buy: 0 \$ Closing Cost Split: Normal - N	Special Listing Cond: N/A Status Update: Multiple Offers Recd

Listed by: Coldwell Banker Trails and Paths (tppp01)

Prepared by Chris and Michele Keith


All information should be verified by the recipient and none is guaranteed as accurate by ARMLS.
 DND2 (D o N or D isplay or D isclose) - the data in fields marked with DND2 is confidential, for agent use only, and may not be shared with customers or clients in any manner whatsoever.

10/17/2016 3:03 © 2016 ARMLS and FBS. DMCA PM

Client Report (2)

7445 E Eagle Crest DR 1061, Mesa, AZ 85207

\$259,900

	5403802 Residential Townhouse Closed
	<p>Beds/Baths: 2 / 2.5 Bedrooms Plus: 3 Approx SqFt: 1,659 / County Assessor Price/SqFt: \$156.66 Year Built: 2002 Pool: Community Only Encoded Features: 22.5RX02G Exterior Stories: 2 # of Interior Levels: 2 Dwelling Type: Townhouse Dwelling Styles: Attached</p>
	<p>Approx Lot SqFt: 90 / County Assessor Apx Lot Size Range: 1 - 7,500 Subdivision: Cachet at Las Sendas Tax Municipality: Mesa Marketing Name: Cachet at Las Sendas Planned Cmty Name: Cachet at Las Sendas Model: Builder Name: Cachet Homes Hun Block: Map Code/Grid: P42 Bldg Number: 18</p>
	<p>Ele Sch Dist: 004 - Mesa Unified District Elementary School: Las Sendas Elementary School Jr. High School: Fremont Junior High School</p>
	<p>High School Dist #: 0044 - J.O. Combs Unified District - Pinal High School: Red Mountain High School</p>

Cross Streets: Power & Thomas/Eagle Crest **Directions:** From Power go E at Thomas/Eagle Crest, to Cachet subdivision on Right, enter gate & turn Left at Building 18 on the left side as road curves to Right. Front door is on Left side of the building.

Public Remarks: Fully Furnished!!! Yes, Everything included with this Gorgeous end unit backing to a wide wash in the private community of Cachet at Las Sendas. (furnished price \$280K). Breathtaking views of Userly Mountains & Red Mountain from your master balcony and back patio! Great design features with vaulted ceilings, large kitchen, two master suites, great room, and fireplace, and all the furnishings seen. Cachet at Las Sendas is the community to be in, featuring a community pool within steps of your front door, work out facility, miles of natural trails but also covers front yard maintenance ,water, sewer, garbage, roof/exterior maintenance. Schedule your showing of this home for sale in this highly desirable community today!

Features	Room Details	Construction & Utilities	County, Tax and Financing
<p>Approx SqFt Range: 1,601 - 1,800 Garage Spaces: 2 Carpport Spaces: 0 Total Covered Spaces: 2 Slab Parking Spaces: 0 Parking Features: Electric Door Opener Pool - Private: No Pool Spa: None Horses: N Fireplace: 1 Fireplace; Fireplace Living Rm; Gas Fireplace Property Description: Mountain View (s); Adjacent to Wash; Borders Common Area Landscaping: Yrd Wtring Sys Front Exterior Features: Covered Patio(s); Balcony/Deck(s); Private Street(s) Features: Vaulted Ceiling(s); Soft Water Loop Community Features: Biking/Walking Path; Clubhouse/Rec Room; Comm Tennis Court(s); Community Pool; Community Pool Htd; Community Spa; Community Spa Htd; Gated Community; Golf Course; Workout Facility Add'l Property Use: None Flooring: Carpet; Tile</p>	<p>Kitchen Features: Range/Oven Elec; Disposal; Dishwasher; Built-in Microwave; Refrigerator; Non-laminate Counter Master Bathroom: Full Bth Master Bdrm; Separate Shwr & Tub; Double Sinks; 2 Master Baths Master Bedroom: Upstairs Additional Bedroom: 2 Master Bdrms; Mstr Bdr Walkin Clst Laundry: Washer Included; Dryer Included; Inside Laundry Dining Area: Eat-in Kitchen; Breakfast Bar Basement Y/N: N Sep Den/Office Y/N: Y Other Rooms: Great Room</p>	<p>Architecture: Santa Barbara/Tuscan Building Style: 2-3-4 Plex; String Unit Style: Two Levels; End Unit Const - Finish: Stucco; Stone Construction: Frame - Wood Roofing: All Tile Fencing: Block Cooling: Refrigeration Heating: Gas Heat Plumbing: Gas Hot Water Heater Utilities: SRP; City Gas Water: City Water Sewer: Sewer - Public Services: City Services Technology: Cable TV Avail; HighSpd Intrnt Aval; Security Sys Owned Energy/Green Feature: Ceiling Fan (s)</p>	<p>County Code: Maricopa Legal Subdivision: Cachet At Las Sendas Condo AN: 219-17-668 Lot Number: 1061 Town-Range-Section: 2N-7E-30 Cty Bk&Pg: Plat: Taxes/Yr: \$1,968/2015 Ownership: Fee Simple New Financing: Cash; VA; FHA; Conventional Total Asum Mnth Pmts: \$0 Down Payment: \$0 Existing 1st Loan: Treat as Free&Clear Existing 1st Ln Trms: Non Assumable Disclosures: Seller Disc Avail; Agency Discl Req Possession: Close of Escrow</p>

Fees & Homeowner Association Information

<p>HOA Y/N: Y / \$332.64 / Quarterly HOA Transfer Fee: \$0</p>	<p>HOA Name: Las Sendas HOA HOA Prop Man Co Name: Rossmar & Graham</p>	<p>HOA Telephone: 480-357-8780 HOA Prop Man Co Tele: 480-551-4300</p>
<p>HOA 2 Y/N: Y / \$230 / Monthly HOA 2 Transfer Fee: \$180</p>	<p>HOA 2 Name: PMG</p>	<p>HOA 2 Telephone: 480-829-7400</p>
<p>HOA 3 Y/N: N / /</p>		
<p>Association Fee Incl: Exterior Mnt of Unit; Roof Repair; Roof Replacement; Blanket Ins Policy; Water; Sewer; Garbage Collection; Pest Control; Front Yard Maint; Common Area Maint; Street Maint Assoc Rules/Info: Pets OK (See Rmrks); NoVsble TrkTrlrRvBt; Clubhouse/Rec Center; Prof Managed</p>	<p>Rec Center Fee Y/N: N / / Rec Center Fee 2 Y/N: N / / Land Lease Fee Y/N: N / \$0 / PAD Fee Y/N: N / \$0 /</p>	<p>Ttl Mthly Fee Equiv: \$340.88 Cap Imprv/Impact Fee: \$ 0 \$ Cap Impv/Impt Fee 2: \$0 \$ Com Facilities Distr: N</p>

Listing Dates	Pricing and Sale Info	Listing Contract Info
<p>CDOM/ADOM: 151 / 151 Status Change Date: 08/28/2016 Close of Escrow Date: 08/27/2016 Off Market Date: 07/25/2016</p>	<p>List Price: \$259,900 Sold Price: \$259,900 Sold Price/SqFt: \$156.66 Loan Type: Cash Loan Years: 30 Payment Type: Fixed Buyr Concess to Sell: 0 \$ Selr Concess to Buy: 0 \$</p>	<p>Special Listing Cond: N/A</p>

Closing Cost Split: Normal - N

Listed by: Realty ONE Group (reog04)

Prepared by Chris and
Michele Keith

*All information should be verified by the recipient and none is guaranteed as accurate by ARMLS.
DND2 (D o N o t D isplay or D isclose) - the data in fields marked with DND2 is confidential, for agent use only, and may not be shared with
customers or clients in any manner whatsoever.*

10/17/2016 3:03 PM © 2016 ARMLS and
FBS,
DMCA

Client Report (3)

7445 E EAGLE CREST DR 2107, Mesa, AZ 85207

\$277,500

	5400102	Residential	Townhouse	Closed
	Beds/Baths: 2 / 2 Bedrooms Plus: 3 Approx SqFt: 1,795 / County Assessor Price/SqFt: \$154.59 Year Built: 2001 Pool: Community Only Encoded Features: 22RXO2G Exterior Stories: 2 # of Interior Levels: 1 Dwelling Type: Townhouse Dwelling Styles: Attached		Approx Lot SqFt: 1,640 / County Assessor Apx Lot Size Range: 1 - 7,500 Subdivision: Cachet at Las Sendas Tax Municipality: Mesa Marketing Name: Planned Cmty Name: Model: Builder Name: Blandford Homes Hun Block: 7000 E Map Code/Grid: P42 Bldg Number:	
Ele Sch Dist: 004 - Mesa Unified District Elementary School: Las Sendas Elementary School Jr. High School: Fremont Junior High School		High School Dist #: 004 - Mesa Unified District High School: Red Mountain High School		

Cross Streets: Power & Thomas **Directions:** E on Thomas (Eagle Crest), right through Cachet gate, 1st left, 1st right to home.

Public Remarks: Updated & upgraded upper-level 2-bdrm, 2-ba Cachet townhome, split floor plan, office/den, 2 balconies, mountain & garden views. Storage, high ceilings, laundry room. \$65K+ spent to update: both bathrooms & kitchen completely remodeled, Travertine surrounds, oil-rubbed bronze finish hardware, granite-slab countertops; newer paint & carpet, extended-length garage w/epoxy floor. Furnishings available w/separate bill of sale. Cachet is a gated community in Las Sendas. Enjoy golf (fees apply), pools, spas, athletic club, hiking/walking trails, parks, tot lots, sport courts close to dining, shopping, the Loop 202 Freeway, minutes from Sky Harbor Airport, downtown Phoenix, midtown Scottsdale, Usery Pass recreational area, the Tonto National Forest, and Saguaro Lake.

Features	Room Details	Construction & Utilities	County, Tax and Financing
Approx SqFt Range: 1,601 - 1,800 Garage Spaces: 2 Carport Spaces: 0 Total Covered Spaces: 2 Slab Parking Spaces: 0 Parking Features: Dir Entry frm Garage; Electric Door Opener; Extned Lngh Garage Pool - Private: No Pool Spa: None Horses: N Fireplace: 1 Fireplace; Fireplace Living Rm; Gas Fireplace Property Description: Mountain View (s); Borders Common Area Landscaping: Desert Front; Desert Back Exterior Features: Covered Patio(s); Balcony/Deck(s); Private Street(s) Features: 9+ Flat Ceilings; Fire Sprinklers Community Features: Biking/Walking Path; Children's Playgrnd; Comm Tennis Court(s); Community Pool; Community Pool Htd; Community Spa; Community Spa Htd; Gated Community; Golf Course Add'l Property Use: None Flooring: Carpet; Tile Windows: Dual Pane	Kitchen Features: Range/Oven Elec; Disposal; Dishwasher; Built-in Microwave; Pantry; Granite Countertops Master Bathroom: Full Bth Master Bdrm; Separate Shwr & Tub; Double Sinks; Private Toilet Room Master Bedroom: Split Additional Bedroom: Mstr Bdr Walkin Clst; Othr Bdr Walkin Clst Laundry: Wshr/Dry HookUp Only; Inside Laundry Dining Area: Eat-in Kitchen; Breakfast Bar; Dining in LR/GR Basement Y/N: N Sep Den/Office Y/N: Y Items Updated: Kitchen Partial/Full; Full; Bath(s) Partial/Full: Full	Architecture: Santa Barbara/Tuscan Building Style: String Unit Style: Two Levels; Two Common Walls; Neighbor Below Const - Finish: Painted; Stucco; Stone Construction: Frame - Wood Roofing: All Tile Fencing: None Cooling: Refrigeration Heating: Electric Heat Utilities: SRP; City Gas Water: City Water Sewer: Sewer - Public Services: City Services Technology: Cable TV Avail; HighSpd Intrnt Aval Energy/Green Feature: Ceiling Fan (s)	County Code: Maricopa Legal Subdivision: CACHET AT LAS SENDAS CONDOMINIUM MCR 525-05 UNIT 2107 (PLEASE NOTE: FOR LEGAL DESCRIPTION REFERENCES AN: 219-17-764 Lot Number: 2107 Town-Range-Section: 2N-7E-30 Cty Bk&Pg: Plat: Taxes/Yr: \$2,442/2015 Ownership: Condominium New Financing: Cash; Conventional Total Asum Mnth Pmts: \$0 Down Payment: \$299,000 Existing 1st Loan: Treat as Free&Clear Existing 1st Ln Trms: Non Assumable Disclosures: Seller Disc Avail; Agency Discl Req Possession: Close of Escrow

Fees & Homeowner Association Information

HOA Y/N: Y / \$180 / Monthly HOA Transfer Fee: \$160	HOA Name: Cachet HOA Prop Man Co Name: PMG Services	HOA Telephone: 480-829-7400 HOA Prop Man Co Tele: PMG Services
HOA 2 Y/N: Y / \$332 / Quarterly HOA 2 Transfer Fee: \$0	HOA 2 Name: Las Sendas	HOA 2 Telephone: 480-357-8780
HOA 3 Y/N: N / /		
Association Fee Incl: Exterior Mnt of Unit; Roof Repair; Roof Replacement; Blanket Ins Policy; Water; Sewer; Garbage Collection; Cable or Satellite; Front Yard Maint; Common Area Maint; Street Maint Assoc Rules/Info: Pets OK (See Rmrks); NoVsbble TrkTrlrVbT; Clubhouse/Rec Center; Prof Managed	Rec Center Fee Y/N: N / / Rec Center Fee 2 Y/N: N / / Land Lease Fee Y/N: N / \$0 / PAD Fee Y/N: N / \$0 /	Ttl Mthly Fee Equiv: \$290.67 Cap Imprv/Impact Fee: \$ 0 \$ Cap Impv/Impt Fee 2: \$0 \$

Listing Dates	Pricing and Sale Info	Listing Contract Info
CDOM/ADOM: 117 / 117 Status Change Date: 08/24/2016 Close of Escrow Date: 08/23/2016 Off Market Date: 06/13/2016	List Price: \$299,000 Sold Price: \$277,500 Sold Price/SqFt: \$154.6 Loan Type: Conventional Loan Years: 30 Payment Type: Fixed Buyr Concess to Sell: 0 \$ Selr Concess to Buy: 0 \$	Special Listing Cond: N/A

Closing Cost Split: Normal - N

Listed by: Realty Executives (reax92)

Prepared by Chris and
Michele Keith

*All information should be verified by the recipient and none is guaranteed as accurate by ARMLS.
DND2 (D o N o t D isplay or D isclose) - the data in fields marked with DND2 is confidential, for agent use only, and may not be shared with
customers or clients in any manner whatsoever.*

10/17/2016 3:03 PM © 2016 ARMLS and
FBS,
DMCA

Client Report (4)

6942 E SNOWDON ST, Mesa, AZ 85207

\$290,000

 <p>2016 ARMLS</p>	5426266 Residential Single Family - Detached Closed
	<p> Beds/Baths: 3 / 3 Bedrooms Plus: 3 Approx SqFt: 1,911 / County Assessor Price/SqFt: \$151.75 Year Built: 2006 Pool: Community Only Encoded Features: 33FRH2G2S Exterior Stories: 1 # of Interior Levels: 1 Dwelling Type: Single Family - Detached Dwelling Styles: Detached </p> <p> Ele Sch Dist: 004 - Mesa Unified District Elementary School: Las Sendas Elementary School Jr. High School: Fremont Junior High School </p>

Approx Lot SqFt: 5,940 / County Assessor
Apx Lot Size Range: 1 - 7,500
Subdivision: COBBLESTONE AT LAS SENDAS
Tax Municipality: Mesa
Marketing Name:
Planned Cmty Name:
Model:
Builder Name: Blandford homes
Hun Block:
Map Code/Grid: P42
Bldg Number:

High School Dist #: 004 - Mesa Unified District
High School: Red Mountain High School

Cross Streets: Power & Thomas **Directions:** E on Thomas into Las Sendas (street becomes Eagle Crest), head north, turn left on Sierra Morena (thru gate), turn right on Sonoran Hills, right on Snowdon to property.

Public Remarks: Located in the highly desired Las Sendas community, the home sits in the gated Cobblestone subdivision and offers breathtaking mountain and city views. Las Sendas offers residents 3 community pools, 5 tennis courts, clubhouse access (gym membership is x-tra), walking trails, & much more. Short Sale.

Features	Room Details	Construction & Utilities	County, Tax and Financing
<p> Approx SqFt Range: 1,801 - 2,000 Garage Spaces: 2 Carpport Spaces: 0 Total Covered Spaces: 2 Slab Parking Spaces: 2 Pool - Private: No Pool Spa: None Horses: N Horse Features: Other (See Remarks) Fireplace: Firepit Property Description: Border Pres/Pub Lnd; City Light View(s); Mountain View(s) Landscaping: Desert Front; Desert Back; Yrd Wtring Sys Front; Yrd Wtring Sys Back; Auto Timer H2O Front; Auto Timer H2O Back Features: No Interior Steps Community Features: Biking/Walking Path; Children's Playgrnd; Clubhouse/Rec Room; Comm Tennis Court(s); Community Pool Htd; Community Spa Htd; Gated Community; Golf Course; Near Bus Stop; Workout Facility Add'l Property Use: None Flooring: Carpet; Tile Windows: Dual Pane; Vinyl Frame </p>	<p> Kitchen Features: Pantry; Granite Countertops; Kitchen Island Master Bathroom: Full Bth Master Bdrm; Separate Shwr & Tub; Double Sinks Additional Bedroom: Other Bdrm Split; Mstr Bdr Walkin Clist Laundry: Inside Laundry Dining Area: Dining in LR/GR Basement Y/N: N Sep Den/Office Y/N: N Other Rooms: Family Room </p>	<p> Architecture: Contemporary Unit Style: All on One Level Const - Finish: Painted; Stucco Construction: Frame - Wood Roofing: All Tile Fencing: Block Cooling: Refrigeration Heating: Gas Heat Utilities: SRP; City Gas Water: City Water Sewer: Sewer - Public Services: City Services Technology: Cable TV Avail; HighSpd Intrnt Aval Energy/Green Feature: Ceiling Fan (s) </p>	<p> County Code: Maricopa Legal Subdivision: COBBLESTONE AT LAS SENDAS MCR 781-27 AN: 219-20-335 Lot Number: 15 Town-Range-Section: 2N-7E-30 Cty Bk&Pg: Plat: Taxes/Yr: \$2,458/2015 Ownership: Fee Simple New Financing: Cash; VA; Conventional Total Asum Mnth Pmts: \$0 Down Payment: \$0 Existing 1st Loan: Conventional Existing 1st Ln Trms: Disclosures: Agency Discl Req Possession: Close of Escrow </p>

Fees & Homeowner Association Information

HOA Y/N: Y / \$105.67 / Monthly HOA Transfer Fee: \$400	HOA Name: Las Sendas	HOA Telephone: 480-357-8780
HOA 2 Y/N: N / /		
HOA 3 Y/N: / /		
Association Fee Incl: Common Area Maint Assoc Rules/Info: Prof Managed	Rec Center Fee Y/N: N / \$0 / Rec Center Fee 2 Y/N: N / \$0 / Land Lease Fee Y/N: N / \$0 / PAD Fee Y/N: N / \$0 /	Ttl Mthly Fee Equiv: \$105.67 Cap Imprv/Impact Fee: \$ 0 \$ Cap Impv/Impft Fee 2: \$0 \$

Listing Dates	Pricing and Sale Info	Listing Contract Info
<p> CDOM/ADOM: 133 / 139 Status Change Date: 08/21/2016 Close of Escrow Date: 08/18/2016 Off Market Date: 08/21/2016 </p>	<p> List Price: \$285,000 Sold Price: \$290,000 Sold Price/SqFt: \$151.75 Loan Type: Conventional Loan Years: 30 Payment Type: Fixed Buyr Concess to Sell: 0 \$ Sellr Concess to Buy: 0 \$ Closing Cost Split: Normal - N </p>	<p> Special Listing Cond: Short Sale Aprvl Req Status Update: SS Offr Submtd Lendr </p>

Listed by: Revelation Real Estate (wsrr01)

Prepared by Chris and
Michele Keith

*All information should be verified by the recipient and none is guaranteed as accurate by ARMLS.
DND2 (D o N ot D isplay or D isclose) - the data in fields marked with DND2 is confidential, for agent use only, and may not be shared with
customers or clients in any manner whatsoever.*

10/17/2016 3:03 PM © 2016 ARMLS and
FBS.
DMCA

Client Report (5)

7760 E WESTERN HILLS ST, Mesa, AZ 85207

\$304,000

 <p>2016 ARMLS</p>	5468664 Residential Single Family - Detached Closed	
	Beds/Baths: 3 / 2 Bedrooms Plus: 3 Approx SqFt: 1,571 / County Assessor Price/SqFt: \$193.5 Year Built: 2002 Pool: Both Private & Community Encoded Features: 32FRP3G2S Exterior Stories: 1 # of Interior Levels: 1 Dwelling Type: Single Family - Detached Dwelling Styles: Detached	Approx Lot SqFt: 8,026 / County Assessor Apx Lot Size Range: 7,501 - 10,000 Subdivision: MOUNTAIN GATE AT LAS SENDAS Tax Municipality: Mesa Marketing Name: Las Sendas Planned Cmty Name: Las Sendas Model: Cactus Wren Builder Name: Blandford Hun Block: Map Code/Grid: P42 Bldg Number:
Ele Sch Dist: 004 - Mesa Unified District Elementary School: Las Sendas Elementary School Jr. High School: Fremont Junior High School		High School Dist #: 004 - Mesa Unified District High School: Red Mountain High School

Cross Streets: Power and McDowell **Directions:** N on Power, E on Eagle Crest (Thomas). Follow around to 2nd Mountain Gate entrance. L on Desert Gate, Right on Western Hills to Property.

Public Remarks: This fantastic Cactus Wren model will WOW the socks off your pickiest buyer. Home is immaculate and shows pride of ownership. Tastefully painted w/2" wood blinds, draperies & natural lighting, 18" tile t/o. Decor niches, walnut cabinetry. Kit w/granite counters, eat-in area, stainless steel appliances, pantry, gas stove, breakfast bar. Eat-in area w/bay window. Living Rm with Surround sound speakers and shelving. Master bdrm w/leaded glass windows. Master bath w/garden tub, sep shower and double vanities. New pool filter, pump replaced in Jan 2014. Beautifully landscaped backyard with grass and granite, shade, and plants. Printed flagstone like patio and pool decking. Don't miss out on showing this beauty.

Features	Room Details	Construction & Utilities	County, Tax and Financing
Approx SqFt Range: 1,401 - 1,600 Garage Spaces: 3 Carpport Spaces: 0 Total Covered Spaces: 3 Slab Parking Spaces: 2 Parking Features: Electric Door Opener Pool - Private: Pool - Private; Play Pool Spa: None Horses: N Fireplace: No Fireplace Property Description: Corner Lot; North/South Exposure Landscaping: Desert Front; Desert Back; Grass Back; Yrd Wtring Sys Front; Yrd Wtring Sys Back; Auto Timer H2O Front; Auto Timer H2O Back Exterior Features: Patio; Covered Patio(s) Features: Vaulted Ceiling(s); Water Softener Owned Community Features: Biking/Walking Path; Children's Playgrnd; Clubhouse/Rec Room; Comm Tennis Court(s); Community Pool; Community Spa; Gated Community; Golf Course Flooring: Carpet; Tile Windows: Sunscreen(s); Dual Pane	Kitchen Features: Range/Oven Gas; Cook Top Gas; Disposal; Dishwasher; Built-in Microwave; Pantry; Granite Countertops Master Bathroom: Full Bth Master Bdrm; Separate Shwr & Tub; Double Sinks; Private Toilet Room Master Bedroom: Split Additional Bedroom: Mstr Bdr Walkin Clst Laundry: Inside Laundry Dining Area: Eat-in Kitchen; Breakfast Bar Basement Y/N: N Sep Den/Office Y/N: N Other Rooms: Family Room	Const - Finish: Painted; Stucco Construction: Frame - Wood Roofing: All Tile Fencing: Block Cooling: Refrigeration Heating: Gas Heat Plumbing: Gas Hot Water Heater Utilities: SRP; City Gas Water: City Water Sewer: Sewer - Public Services: City Services Technology: 3+ Exist Tele Lines; Cable TV Avail Energy/Green Feature: Ceiling Fan (s)	County Code: Maricopa Legal Subdivision: MOUNTAIN GATE AT LAS SENDAS MCR 538-38 AN: 219-17-850 Lot Number: 613 Town-Range-Section: 2N-7E-29 Cty Bk&Pg: Plat: Taxes/Yr: \$2,241/2015 Ownership: Fee Simple New Financing: Cash; FHA; Conventional Total Asum Mnth Pmts: \$0 Down Payment: \$0 Existing 1st Loan: Treat as Free&Clear Existing 1st Ln Trms: Disclosures: Seller Disc Avail; Agency Discl Req Possession: Close of Escrow

Fees & Homeowner Association Information

HOA Y/N: Y / \$333 / Quarterly HOA Transfer Fee: \$400	HOA Name: Las Sendas	HOA Telephone: 480.357.8780
HOA 2 Y/N: N / /		
HOA 3 Y/N: / /		
Association Fee Incl: Common Area Maint; Street Maint Assoc Rules/Info: Pets OK (See Rmrks); NoVsble TrkTrlrRvBt; Clubhouse/Rec Center; Prof Managed	Rec Center Fee Y/N: N / / Rec Center Fee 2 Y/N: N / / Land Lease Fee Y/N: N / / PAD Fee Y/N: N / /	Ttl Mthly Fee Equiv: \$111 Cap Imprv/Impact Fee: \$ 0 \$ Cap Impv/Impt Fee 2: \$0 \$ Com Facilities Distr: N

Listing Dates	Pricing and Sale Info	Listing Contract Info
CDOM/ADOM: 4 / 5 Status Change Date: 08/17/2016 Close of Escrow Date: 08/16/2016 Off Market Date: 07/14/2016	List Price: \$298,900 Sold Price: \$304,000 Sold Price/SqFt: \$193.51 Loan Type: Conventional Loan Years: 30 Payment Type: Fixed Buyr Concess to Sell: 0 \$ Sellr Concess to Buy: 0 \$	Special Listing Cond: N/A

Closing Cost Split: Normal - N

Listed by: Coldwell Banker Trails and Paths (tppp01)

Prepared by Chris and
Michele Keith

*All information should be verified by the recipient and none is guaranteed as accurate by ARMLS.
DND2 (D o N o t D isplay or D isclose) - the data in fields marked with DND2 is confidential, for agent use only, and may not be shared with
customers or clients in any manner whatsoever.*

10/17/2016 3:03 PM © 2016 ARMLS and
FBS,
DMCA

Client Report (6)

7431 E NORA ST, Mesa, AZ 85207

\$310,000

 <p>2016 ARMLS</p>	5395313 Residential Single Family - Detached Closed	
	Beds/Baths: 3 / 2 Bedrooms Plus: 3 Approx SqFt: 2,126 / County Assessor Price/SqFt: \$145.81 Year Built: 2002 Pool: Private Only Encoded Features: 32RDP3G3S Exterior Stories: 1 # of Interior Levels: 1 Dwelling Type: Single Family - Detached Dwelling Styles: Detached	Approx Lot SqFt: 7,110 / County Assessor Apx Lot Size Range: 1 - 7,500 Subdivision: GRAYFOX AT LAS SENDAS Tax Municipality: Mesa Marketing Name: Planned Cmty Name: Model: Builder Name: Fulton Homes Hun Block: Map Code/Grid: Q42 Bldg Number:
	Ele Sch Dist: 004 - Mesa Unified District Elementary School: Las Sendas Elementary School Jr. High School: Fremont Junior High School	High School Dist #: 004 - Mesa Unified District High School: Red Mountain High School

Cross Streets: Power/McDowell **Directions:** Power/McDowell Directions: E on McDowell to Ridgecrest S to 1st left Nance, E to 1st left Rowen, N turns into Nora E to property on right

Public Remarks: Beautiful, well maintained Popular Sienna model in Las Sendas. N/S Exposure. 2x6 const. 3bd/2ba. Tile on diagonal in all the right places. Blinds thru-out. Security system. Ent. niche in fam room. Formal liv/din. Kitchen boasts staggered cabinets, lg island w/brkst bar. Upgraded ceiling fans in fam rm/master br. Walk-in closets. Mstr ba has separate shower/tub & db sinks. Sep door in master br leads to private, low maint yard w/firepit, flagstone patio,sparkling pool w/in ground cleaning system & in-water seating area. Cab in laundry. Ext. 3 car gar w/epoxy floor. RV gate. Las Sendas amenities-golf, parks, pools, tennis, hiking trails, & elementary school. This is a short sale.

Features	Room Details	Construction & Utilities	County, Tax and Financing
Approx SqFt Range: 2,001 - 2,250 Garage Spaces: 3 Carpport Spaces: 0 Total Covered Spaces: 3 Slab Parking Spaces: 3 Parking Features: Attch'd Gar Cabinets; Electric Door Opener Pool - Private: Pool - Private Spa: None Horses: N Fireplace: No Fireplace Property Description: North/South Exposure Landscaping: Gravel/Stone Front; Gravel/Stone Back; Desert Front; Desert Back Add'l Property Use: None Flooring: Carpet; Tile Windows: Sunscreen(s); Dual Pane	Kitchen Features: Range/Oven Elec; Disposal; Dishwasher; Built-in Microwave; Refrigerator; Kitchen Island Master Bathroom: Full Bth Master Bdrm; Separate Shwr & Tub; Double Sinks; Private Toilet Room Master Bedroom: Not Split Laundry: Wshr/Dry HookUp Only Dining Area: Formal; Eat-in Kitchen; Breakfast Bar; Dining in LR/GR; Dining in FR Basement Y/N: N Sep Den/Office Y/N: N	Architecture: Ranch Const - Finish: Painted; Stucco Construction: Frame - Wood Roofing: All Tile Fencing: Block Cooling: Refrigeration; Programmable Thmstat Heating: Electric Heat Plumbing: Electric Hot Wtr Htr Utilities: APS; SW Gas Water: City Water Sewer: Sewer - Public Services: City Services	County Code: Maricopa Legal Subdivision: GRAYFOX AT LAS SENDAS MCR 529-46 AN: 219-25-502 Lot Number: 34 Town-Range-Section: 1N-7E-6 Cty Bk&Pg: Plat: Taxes/Yr: \$2,599/2015 Ownership: Fee Simple New Financing: Cash; VA; FHA; Conventional Total Asum Mnth Pmts: \$0 Down Payment: \$0 Existing 1st Loan: Conventional Existing 1st Ln Trms: Disclosures: Seller Disc Avail Possession: Close of Escrow

Fees & Homeowner Association Information

HOA Y/N: Y / \$261 / Quarterly HOA Transfer Fee: \$300	HOA Name: Greyfox HOA	HOA Telephone: (480) 829-7400
HOA 2 Y/N: N / /		
HOA 3 Y/N: / /		
Association Fee Incl: Common Area Maint Assoc Rules/Info: Pets OK (See Rmrks)	Rec Center Fee Y/N: N / / Rec Center Fee 2 Y/N: N / / Land Lease Fee Y/N: N / / PAD Fee Y/N: N / /	Ttl Mthly Fee Equiv: \$87 Cap Imprv/Impact Fee: % 0 % Cap Impv/Impt Fee 2: %0 %

Listing Dates	Pricing and Sale Info	Listing Contract Info
CDOM/ADOM: 424 / 187 Status Change Date: 08/12/2016 Close of Escrow Date: 08/11/2016 Off Market Date: 08/12/2016	List Price: \$285,000 Sold Price: \$310,000 Sold Price/SqFt: \$145.81 Loan Type: FHA Loan Years: 30 Payment Type: Fixed Buyr Concess to Sell: 0 % Sellr Concess to Buy: 0 % Closing Cost Split: Normal - N	Special Listing Cond: Short Sale Aprvl Req; Pre-Foreclosure

Listed by: West USA Realty (wusa06)

Prepared by Chris and Michele Keith

All information should be verified by the recipient and none is guaranteed as accurate by ARMLS.
 DND2 (D o N o D isplay or D isclose) - the data in fields marked with DND2 is confidential, for agent use only, and may not be shared with customers or clients in any manner whatsoever.

10/17/2016 3:03 © 2016 ARMLS and FBS. DMCA PM

Client Report (7)

6916 E PORTIA ST, Mesa, AZ 85207

\$310,000

	5457730	Residential	Single Family - Detached	Closed
	Beds/Baths: 4 / 3 Bedrooms Plus: 4 Approx SqFt: 1,911 / County Assessor Price/SqFt: \$162.22 Year Built: 2005 Pool: Community Only Encoded Features: 43RDO2G Exterior Stories: 1 # of Interior Levels: 1 Dwelling Type: Single Family - Detached Dwelling Styles: Detached		Approx Lot SqFt: 5,967 / County Assessor Apx Lot Size Range: 1 - 7,500 Subdivision: LAS SENDAS Tax Municipality: Mesa Marketing Name: Vintage Hills Planned Cmty Name: Las Sendas Model: Builder Name: Blandford Homes Hun Block: Map Code/Grid: P42 Bldg Number:	
Ele Sch Dist: 004 - Mesa Unified District Elementary School: Las Sendas Elementary School Jr. High School: Fremont Junior High School		High School Dist #: 004 - Mesa Unified District High School: Red Mountain High School		

Cross Streets: Power & Eagle Crest Directions:

Public Remarks:

Master Bedroom	13 12	Bedroom 2	10 11	Bedroom 3	10 10	Bedroom 4	11 13
				Kitchen	16 15		
				Great Room	18 14		

Features	Room Details	Construction & Utilities	County, Tax and Financing
Approx SqFt Range: 1,801 - 2,000 Garage Spaces: 2 Carport Spaces: 0 Total Covered Spaces: 2 Slab Parking Spaces: 0 Parking Features: Dir Entry frm Garage; Electric Door Opener Pool - Private: No Pool Spa: None Horses: N Fireplace: No Fireplace Property Description: North/South Exposure Landscaping: Desert Front; Grass Back; Yrd Wtring Sys Front; Yrd Wtring Sys Back Exterior Features: Patio; Covered Patio(s) Features: Skylight(s); Vaulted Ceiling (s); No Interior Steps; Water Softener Owned Community Features: Biking/Walking Path; Children's Playgrnd; Comm Tennis Court(s); Community Pool; Community Pool Htd; Community Spa; Community Spa Htd; Gated Community; Golf Course; Workout Facility Add'l Property Use: None Flooring: Carpet; Tile Windows: Sunscreen(s); Dual Pane; Low-E	Kitchen Features: Range/Oven Gas; Cook Top Gas; Disposal; Dishwasher; Pantry; Granite Countertops; Kitchen Island Master Bathroom: Full Bth Master Bdrm; Separate Shwr & Tub; Double Sinks; Private Toilet Room Additional Bedroom: Other Bdrm Split; Mstr Bdr Walkin Clist Laundry: Wshr/Dry HookUp Only; Inside Laundry Dining Area: Formal; Eat-in Kitchen; Breakfast Bar Basement Y/N: N Sep Den/Office Y/N: N Other Rooms: Great Room Items Updated: Floor Yr Updated: 2015; Floor Partial/Full: Full; Bath(s) Yr Updated: 2011; Bath(s) Partial/Full: Partial	Architecture: Santa Barbara/Tuscan Const - Finish: Painted; Stucco; Stone Construction: Frame - Wood Roofing: All Tile Fencing: Block Cooling: Refrigeration; Programmable Thmstat Heating: Gas Heat Plumbing: Gas Hot Water Heater Utilities: SRP; City Gas Water: City Water Sewer: Sewer - Public Services: City Services Technology: Pre-Wire Smd Snd; Cable TV Avail; HighSpd Intrnt Aval Energy/Green Feature: Ceiling Fan (s); Multi-Zones	County Code: Maricopa Legal Subdivision: VINTAGE HILLS AT LAS SENDAS MCR 716-01 AN: 219-19-798 Lot Number: 4 Town-Range-Section: 2N-7E-31 Cty Bk&Pg: Plat: Taxes/Yr: \$1,974/2015 Ownership: Fee Simple New Financing: Cash; Conventional Total Asum Mnth Pmts: \$0 Down Payment: \$0 Existing 1st Loan: Conventional Existing 1st Ln Trms: Non Assumable Disclosures: Seller Disc Avail; Agency Discl Req Possession: Close of Escrow

Fees & Homeowner Association Information

HOA Y/N: Y / \$332.64 / Quarterly HOA Transfer Fee: \$155	HOA Name: Las Sendas HOA Prop Man Co Name: 1st SVC Residential	HOA Telephone: 480-357-8780 HOA Prop Man Co Tele: 480-551-4300
HOA 2 Y/N: N / /		
HOA 3 Y/N: / /		

Association Fee Incl: Common Area Maint; Street Maint Assoc Rules/Info: Pets OK (See Rmrks); NoVsble TrkTrlrVbT; Rental OK (See Rmks); Prof Managed	Rec Center Fee Y/N: N / / Rec Center Fee 2 Y/N: N / / Land Lease Fee Y/N: N / / PAD Fee Y/N: N / /	Ttl Mthly Fee Equiv: \$110.88 Cap Imprv/Impact Fee: % 0 % Cap Impv/Impt Fee 2: % 0 %
--	---	---

Listing Dates	Pricing and Sale Info	Listing Contract Info
CDOM/ADOM: 10 / 10 Status Change Date: 08/23/2016 Close of Escrow Date: 08/23/2016 Off Market Date: 06/25/2016	List Price: \$315,000 Sold Price: \$310,000 Sold Price/SqFt: \$162.22 Loan Type: Cash Loan Years: 0 Payment Type: Other Buyr Concess to Sell: 0 \$ Sellr Concess to Buy: 0 \$ Closing Cost Split: Normal - N	Special Listing Cond: N/A

Listed by: Coldwell Banker Trails and Paths (tppp01)

Prepared by Chris and
Michele Keith


All information should be verified by the recipient and none is guaranteed as accurate by ARMLS.
**DND2 (D o N ot D isplay or D isclose) - the data in fields marked with DND2 is confidential, for agent use only, and may not be shared with
customers or clients in any manner whatsoever.**

10/17/2016 3:03 PM © 2016 ARMLS and
FBS.
DMCA

Client Report (8)

3055 N RED MTN 136, Mesa, AZ 85207

\$334,000

 <p>2016 ARMLS</p>	<p>5403352 Residential Single Family - Detached Closed</p> <p>Beds/Baths: 3 / 2 Bedrooms Plus: 3 Approx SqFt: 1,756 / County Assessor Price/SqFt: \$190.2 Year Built: 1997 Pool: Both Private & Community Encoded Features: 32FRDP2G Exterior Stories: 1 # of Interior Levels: 1 Dwelling Type: Single Family - Detached Dwelling Styles: Detached</p>	<p>Approx Lot SqFt: 6,380 / County Assessor Apx Lot Size Range: 1 - 7,500 Subdivision: IRONWOOD PASS UNIT 2 AT LAS SENDAS Tax Municipality: Mesa Marketing Name: Las Sendas Planned Cmty Name: Las Sendas Model: Morning Dove Builder Name: Bradford Hun Block: Map Code/Grid: P42 Bldg Number:</p>
	<p>Ele Sch Dist: 004 - Mesa Unified District Elementary School: Las Sendas Elementary School Jr. High School: Fremont Junior High School</p>	<p>High School Dist #: 004 - Mesa Unified District High School: Red Mountain High School</p>

Cross Streets: Power Road & McDowell **Directions:** East on McDowell, North on Ridgcrest, let to Red Mountain, left to 1st Ironwood Pass Gate, Right to unit. #136 on left.

Public Remarks: Welcome home to this gorgeous high desert master planned community of Las Sendas with awesome trails for all your outdoor activities, excelling schools, outstanding golf course & community center. Perfect home if you want a lock & leave situation in gated community or year around home to enjoy Arizona lifestyle. Kitchen beautifully & totally upgraded 2012 w/custom oversized in height & depth cabinets for abundant storage, pendant lighting, vaulted ceilings, tile and new carpet installed 2/16. You'll love backyard pool & spa & ramada all backing to open desert wash for privacy & views. Master bath updated & remodeled as well. Classy closets in master, shutters t/o, fans. Garage cabinets, storage shed, easy-care desert landscaping, pool heat pump new 2 years, sunbrella fabric/gazebo.

Features	Room Details	Construction & Utilities	County, Tax and Financing
<p>Approx SqFt Range: 1,601 - 1,800 Garage Spaces: 2 Carpport Spaces: 0 Total Covered Spaces: 2 Slab Parking Spaces: 0 Parking Features: Attch'd Gar Cabinets; Electric Door Opener Pool - Private: Pool - Private; Heated Pool Spa: None Horses: N Fireplace: No Fireplace Property Description: Border Pres/Pub Lnd; Borders Common Area Landscaping: Desert Front; Desert Back; Yrd Wtring Sys Front; Yrd Wtring Sys Back; Auto Timer H2O Front; Auto Timer H2O Back Exterior Features: Covered Patio(s); Gazebo/Ramada Features: Vaulted Ceiling(s); No Interior Steps; Soft Water Loop Community Features: Biking/Walking Path; Clubhouse/Rec Room; Comm Tennis Court(s); Community Pool Htd; Community Spa Htd; Gated Community; Golf Course Flooring: Carpet; Tile Windows: Sunscreen(s); Dual Pane</p>	<p>Kitchen Features: Range/Oven Elec; Cook Top Gas; Disposal; Dishwasher; Built-in Microwave; Refrigerator; Pantry; Non-laminate Counter Master Bathroom: 3/4 Bath Master Bdrm; Double Sinks; Private Toilet Room Additional Bedroom: Mstr Bdr Walkin Clst Laundry: Inside Laundry Dining Area: Formal; Eat-in Kitchen; Dining in LR/GR Basement Y/N: N Sep Den/Office Y/N: N Other Rooms: Family Room Items Updated: Floor Yr Updated: 2016; Floor Partial/Full: Partial; Ht/Cool Yr Updated: 2009; Ht/Cool Partial/Full: Full; Kitchen Yr Updated: 2012; Kitchen Partial/Full: Full; Bath(s) Yr Updated: 2012; Bath(s) Partial/Full: Partial</p>	<p>Const - Finish: Painted; Stucco Construction: Frame - Wood Roofing: All Tile Fencing: View/Wrought Iron; Block Cooling: Refrigeration Heating: Electric Heat Utilities: SRP; City Gas Water: City Water Sewer: Sewer - Public; Sewer in & Cnctd Services: City Services Technology: Cable TV Avail; HighSpd Intrnt Aval; Security Sys Owned Energy/Green Feature: Ceiling Fan (s)</p>	<p>County Code: Maricopa Legal Subdivision: IRONWOOD PASS UNIT 2 AT LAS SENDAS MCR 409-50 AN: 219-19-072 Lot Number: 136 Town-Range-Section: 2N-7E-31 Cty Bk&Pg: Plat: Taxes/Yr: \$2,033/2015 Ownership: Fee Simple New Financing: Cash; VA; FHA; Conventional Total Asum Mnth Pmts: \$0 Down Payment: \$0 Existing 1st Loan: Treat as Free&Clear Existing 1st Ln Trms: Disclosures: Seller Disc Avail; Agency Discl Req Possession: Close of Escrow</p>

Fees & Homeowner Association Information

<p>HOA Y/N: Y / \$332 / Quarterly HOA Transfer Fee: \$400</p>	<p>HOA Name: Las Sendas HOA Prop Man Co Name: First Service Res.</p>	<p>HOA Telephone: 480-357-8780 HOA Prop Man Co Tele: 480-551-4300</p>
<p>HOA 2 Y/N: N / /</p>		
<p>HOA 3 Y/N: / /</p>		
<p>Association Fee Incl: Common Area Maint Assoc Rules/Info: Prof Managed</p>	<p>Rec Center Fee Y/N: N / / Rec Center Fee 2 Y/N: N / / Land Lease Fee Y/N: N / / PAD Fee Y/N: N / /</p>	<p>Ttl Mthly Fee Equiv: \$110.67 Cap Imprv/Impact Fee: \$ 0 \$ Cap Impv/Impt Fee 2: \$0 \$</p>

Listing Dates	Pricing and Sale Info	Listing Contract Info
<p>CDOM/ADOM: 146 / 148 Status Change Date: 08/27/2016 Close of Escrow Date: 08/26/2016 Off Market Date: 07/19/2016</p>	<p>List Price: \$339,000 Sold Price: \$334,000 Sold Price/SqFt: \$190.21 Loan Type: Conventional Loan Years: 30 Payment Type: Fixed Buyr Concess to Sell: 0 \$ Selr Concess to Buy: 0 \$</p>	<p>Special Listing Cond: N/A</p>

Closing Cost Split: Normal - N

Listed by: Re/Max Infinity (rein001)

Prepared by Chris and
Michele Keith


*All information should be verified by the recipient and none is guaranteed as accurate by ARMLS.
DND2 (D o N o t D isplay or D isclose) - the data in fields marked with DND2 is confidential, for agent use only, and may not be shared with
customers or clients in any manner whatsoever.*

10/17/2016 3:03 PM © 2016 ARMLS and
FBS,
DMCA

Client Report (9)

7640 E SNOWDON CIR, Mesa, AZ 85207

\$445,500

 <p>2016 ARMLS</p>	5414650 Residential Single Family - Detached Closed	
	Beds/Baths: 5 / 4 Bedrooms Plus: 5 Approx SqFt: 3,437 / Builder Price/SqFt: \$129.61 Year Built: 1999 Pool: Both Private & Community Encoded Features: 54FRDP3G Exterior Stories: 2 # of Interior Levels: 2 Dwelling Type: Single Family - Detached Dwelling Styles: Detached	Approx Lot SqFt: 10,696 / County Assessor Apx Lot Size Range: 10,001 - 12,500 Subdivision: LAS SENDAS Tax Municipality: Mesa Marketing Name: Highlands @ Las Sendas Planned Cmty Name: LAS SENDAS Model: Builder Name: BLANDFORD Hun Block: Map Code/Grid: P42 Bldg Number:
	Ele Sch Dist: 004 - Mesa Unified District Elementary School: Las Sendas Elementary School Jr. High School: Fremont Junior High School	High School Dist #: 004 - Mesa Unified District High School: Red Mountain High School

Cross Streets: POWER AND MCDOWELL **Directions:** East on McDowell. North on Ridgecrest. East on Saddleback to Highlands gate. Through gate and immediately south on Barron. East on Snowdon to property.

Public Remarks: Upgraded 5 BR, 4BA, 3,437 sf home on a cul-de-sac lot with mountain views! Awesome yard w/ huge grass area, fenced pool, built-in BBQ area, raised garden beds, covered patio, RV gate & concrete pad ready for a basketball hoop. Gourmet kitchen w/2 dishwashers, 2 refrigerators, 2 sinks, custom cabinets, crown moulding, built-in buffet, walk-in pantry & granite counters. All bathrooms have been beautifully renovated! Two laundry areas (upstairs & garage) & washer/dryers included. So many upgrades: soft H2O, R/O, new H2O heater, shutters, new paint & carpet, 1 new A/C unit, & new pool plaster, cool deck & pool fence. Master BR w/ room for a sitting area + fantastic views from the private deck. Open family rm/kitchen & big living/dining room make this home ideal for living & entertaining!!

Features	Room Details	Construction & Utilities	County, Tax and Financing
Approx SqFt Range: 3,001 - 3,500 Garage Spaces: 3 Carpport Spaces: 0 Total Covered Spaces: 3 Slab Parking Spaces: 0 Parking Features: Atch'd Gar Cabinets; Electric Door Opener; Extned Lngh Garage; RV Gate Pool - Private: Pool - Private; Play Pool Spa: None Horses: N Fireplace: No Fireplace Property Description: Cul-De-Sac Lot; Mountain View(s); Adjacent to Wash Landscaping: Desert Front; Grass Back; Yrd Wtring Sys Front; Yrd Wtring Sys Back; Auto Timer H2O Front; Auto Timer H2O Back Exterior Features: Patio; Covered Patio(s); Storage Shed(s); Private Street(s); Pvt Yrd(s)/Crtyrd(s) Features: Vaulted Ceiling(s); 9+ Flat Ceilings; Water Softener Owned; Soft Water Loop; Drink Wtr Filter Sys Community Features: Biking/Walking Path; Children's Playgrnd; Clubhouse/Rec Room; Comm Tennis Court(s); Community Pool; Community Pool Htd; Community Spa; Community Spa Htd; Gated Community; Golf Course; Workout Facility Flooring: Carpet; Tile Windows: Sunscreen(s); Dual Pane; Low-E	Kitchen Features: Range/Oven Gas; Cook Top Gas; Disposal; Dishwasher; Built-in Microwave; Refrigerator; Reverse Osmosis; Wall Oven(s); Pantry; Walk-in Pantry; Granite Countertops; Kitchen Island Master Bathroom: Full Bth Master Bdrm; Separate Shwr & Tub; Double Sinks; Private Toilet Room; Tub with Jets Master Bedroom: Split; Upstairs Additional Bedroom: Other Bdrm Split; Other Bdrm Dwnstrs; Mstr Bdr Walkin Clst Laundry: Washer Included; Dryer Included; Inside Laundry; Upstairs Laundry Dining Area: Formal; Eat-in Kitchen; Breakfast Room Basement Y/N: N Sep Den/Office Y/N: N Other Rooms: Family Room	Architecture: Santa Barbara/Tuscan Const - Finish: Painted; Stucco Construction: Frame - Wood Roofing: All Tile Fencing: View/Wrought Iron; Block Cooling: Refrigeration Heating: Electric Heat Plumbing: Gas Hot Water Heater Utilities: City Gas Water: City Water Sewer: Sewer - Public; Sewer in & Cnctd Services: City Services Technology: 3+ Exist Tele Lines; Cable TV Avail; HighSpd Intrnt Aval; Security Sys Owned Energy/Green Feature: Ceiling Fan (s); Multi-Zones	County Code: Maricopa Legal Subdivision: HIGHLANDS AT LAS SENDAS MCR 467-08 AN: 219-18-121 Lot Number: 363 Town-Range-Section: 2N-7E-29 Cty Bk&Pg: Plat: Taxes/Yr: \$3,640/2015 Ownership: Fee Simple New Financing: Cash; Conventional Total Asum Mnth Pmts: \$0 Down Payment: \$0 Existing 1st Loan: Treat as Free&Clear Existing 1st Ln Trms: Disclosures: Seller Disc Avail; Agency Discl Req Possession: Close of Escrow

Fees & Homeowner Association Information

HOA Y/N: Y / \$332.64 / Quarterly HOA Transfer Fee: \$155	HOA Name: LAS SENDAS HOA HOA Telephone: 480-357-8780
HOA 2 Y/N: N / / HOA 3 Y/N: / /	
Association Fee Incl: Common Area Maint; Street Maint Assoc Rules/Info: Pets OK (See Rmrks); NoVsble TrkTrlrRvBt; Rental OK (See Rmrks); Clubhouse/Rec Center; Prof Managed	Rec Center Fee Y/N: N / / Rec Center Fee 2 Y/N: N / / Land Lease Fee Y/N: N / / PAD Fee Y/N: N / /
Ttl Mthly Fee Equip: \$110.88 Cap Imprv/Impact Fee: \$ 0 \$ Cap Impv/Impt Fee 2: \$0 \$	

Listing Dates	Pricing and Sale Info	Listing Contract Info
CDOM/ADOM: 97 / 97 Status Change Date: 08/18/2016 Close of Escrow Date: 08/17/2016	List Price: \$450,000 Sold Price: \$445,500 Sold Price/SqFt: \$129.62	Special Listing Cond: N/A

Off Market Date: 06/22/2016	Loan Type: Conventional
	Loan Years: 30
	Payment Type: Fixed
	Buyr Concess to Sell: 0 \$
	Sellr Concess to Buy: 0 \$
	Closing Cost Split: Normal - N

Listed by: KOR Properties (korp001)

Prepared by Chris and
Michele Keith

All information should be verified by the recipient and none is guaranteed as accurate by ARMLS.
DND2 (D o N ot D isplay or D isclose) - the data in fields marked with DND2 is confidential, for agent use only, and may not be shared with customers or clients in any manner whatsoever.

10/17/2016 3:03 PM © 2016 ARMLS and
FBS.
DMCA

Client Report (10)

7863 E SIERRA MORENA CIR, Mesa, AZ 85207

\$449,000

	5462792 Residential Single Family - Detached Closed
	<p> Beds/Baths: 3 / 2.5 Bedrooms Plus: 4 Approx SqFt: 2,757 / County Assessor Price/SqFt: \$162.86 Year Built: 2000 Pool: Both Private & Community Encoded Features: 32.5FRDPSO3G Exterior Stories: 1 # of Interior Levels: 1 Dwelling Type: Single Family - Detached Dwelling Styles: Detached </p> <p> Approx Lot SqFt: 12,109 / County Assessor Apx Lot Size Range: 10,001 - 12,500 Subdivision: EAGLEFEATHER AT LAS SENDAS Tax Municipality: Mesa Marketing Name: Planned Cmty Name: EAGLE FEATHER AT LAS SENDAS Model: Sonoran Builder Name: UNK Hun Block: 3625 E Map Code/Grid: P42 Bldg Number: </p> <p> Ele Sch Dist: 004 - Mesa Unified District Elementary School: Las Sendas Elementary School Jr. High School: Fremont Junior High School </p> <p> High School Dist #: 004 - Mesa Unified District High School: Red Mountain High School </p>

Cross Streets: Power & McDowell **Directions:** Power & McDowell Directions: East on McDowell to Ridgecrest, Left on Ridgecrest approx 1.4 miles to first entrance into Eaglefeather subdivision, Left on Sayan and proceed through gate,

Public Remarks: Meticulously maintained home features an easy-flowing floor plan, soaring ceilings, and spectacular views of the Valley Highly desirable home in Las Sendas community. Golf course living with mountain views, and all the amenities Las Sendas has to offer. Enjoy miles of biking/hiking trails, community pool, spa, parks, tennis courts, restaurants, club house and golf course (fees apply). Beautiful open floor plan perfect for entertaining. Recently painted. The living/dining room features vaulted ceilings and volumes of windows to view the inviting patio and fire pit, heated pebble tec pool and spa, putting green, built-in gas grill, and firepit. The kitchen features an abundance of cabinetry, walk-in pantry, granite counter tops, and a corner-set sink overlooking the 15th green.

Features	Room Details	Construction & Utilities	County, Tax and Financing
<p> Approx SqFt Range: 2,751 - 3,000 Garage Spaces: 3 Carpport Spaces: 0 Total Covered Spaces: 3 Slab Parking Spaces: 0 Parking Features: Atch'd Gar Cabinets; Electric Door Opener Pool - Private: Pool - Private; Heated Pool Spa: Spa - Private; Spa - Heated Horses: N Fireplace: No Fireplace Property Description: Golf Course Lot; City Light View(s); North/South Exposure; Adjacent to Wash Landscaping: Desert Front; Desert Back; Yrd Wtring Sys Front; Yrd Wtring Sys Back; Auto Timer H2O Front; Auto Timer H2O Back Exterior Features: Patio; Covered Patio(s); Built-in BBQ Features: Vaulted Ceiling(s); No Interior Steps; Water Softener Owned; Soft Water Loop; Drink Wtr Filter Sys Community Features: Biking/Walking Path; Children's Playgrnd; Clubhouse/Rec Room; Comm Tennis Court(s); Community Pool; Community Pool Htd; Community Spa; Community Spa Htd; Gated Community; Golf Course Flooring: Carpet; Tile Windows: Sunscreen(s) </p>	<p> Kitchen Features: Range/Oven Elec; Cook Top Elec; Disposal; Dishwasher; Built-in Microwave; Reverse Osmosis; Walk-in Pantry; Granite Countertops; Kitchen Island Master Bathroom: Full Bth Master Bdrm; Separate Shwr & Tub; Double Sinks; Tub with Jets Master Bedroom: Split Additional Bedroom: Separate Bdrm Exit; Mstr Bdr Walkin Clst Laundry: Wshr/Dry HookUp Only Dining Area: Formal; Eat-in Kitchen; Breakfast Bar Basement Y/N: N Sep Den/Office Y/N: Y Other Rooms: Family Room </p>	<p> Architecture: Contemporary Unit Style: All on One Level Const - Finish: Painted; Stucco Construction: Frame - Wood Roofing: All Tile Fencing: View/Wrought Iron; Block Cooling: Refrigeration Heating: Electric Heat Utilities: SRP; City Gas Water: City Water Sewer: Sewer - Public Technology: 3+ Exist Tele Lines; Pre-Wire Srnd Snd; Pre-Wire Sat Dish; Cable TV Avail; HighSpd Intrnt Aval; Security Sys Owned Energy/Green Feature: Ceiling Fan (s); Multi-Zones </p>	<p> County Code: Maricopa Legal Subdivision: EAGLEFEATHER AT LAS SENDAS MCR 505-48 AN: 219-18-198 Lot Number: 274 Town-Range-Section: 2N-7E-29 Cty Bk&Pg: Plat: Taxes/Yr: \$2,950/2015 Ownership: Fee Simple New Financing: Cash; Conventional Total Asum Mnth Pmts: \$0 Down Payment: \$0 Existing 1st Loan: Conventional Existing 1st Ln Trms: Non Assumable Disclosures: Agency Discl Req Possession: Close of Escrow </p>

Fees & Homeowner Association Information		
<p> HOA Y/N: Y / \$333 / Quarterly HOA Transfer Fee: \$175 </p>	<p> HOA Name: Las Sendas Community HOA Prop Man Co Name: LAS SENDAS </p>	<p> HOA Telephone: 480-357-8780 HOA Prop Man Co Tele: 480-357-8780 </p>
<p> HOA 2 Y/N: N / / </p>		
<p> HOA 3 Y/N: / / </p>		
<p> Association Fee Incl: Common Area Maint; Street Maint Assoc Rules/Info: Pets OK (See Rmrks); NoVsble TrkTrlrRvBt; Rental OK (See Rmrks); Prof Managed </p>	<p> Rec Center Fee Y/N: Y / \$0 / Monthly Rec Center Fee 2 Y/N: Y / \$200 / Monthly Land Lease Fee Y/N: N / \$0 / PAD Fee Y/N: N / \$0 / </p>	<p> Ttl Mthly Fee Equiv: \$311 Cap Imprv/Impact Fee: \$ 0 \$ Cap Impv/Impt Fee 2: \$0 \$ </p>

Listing Dates	Pricing and Sale Info	Listing Contract Info
<p> CDOM/ADOM: 40 / 59 Status Change Date: 08/25/2016 </p>	<p> List Price: \$454,900 Sold Price: \$449,000 </p>	<p> Special Listing Cond: N/A </p>

Close of Escrow Date: 08/25/2016	Sold Price/SqFt: \$162.86
Off Market Date: 08/06/2016	Loan Type: Cash
	Loan Years: 30
	Payment Type: Other
	Buyr Concess to Sell: 0 \$
	Sellr Concess to Buy: 0 \$
	Closing Cost Split: Normal - N

Listed by: Kelleher Realty & Associates (krea01)

Prepared by Chris and
Michele Keith


All information should be verified by the recipient and none is guaranteed as accurate by ARMLS.
DND2 (D o N ot D isplay or D isclose) - the data in fields marked with DND2 is confidential, for agent use only, and may not be shared with customers or clients in any manner whatsoever.

10/17/2016 3:03 PM © 2016 ARMLS and
FBS.
DMCA

Client Report (11)

3528 N PIEDRA CIR, Mesa, AZ 85207

\$480,000

	5471427 Residential Single Family - Detached Closed
	Beds/Baths: 5 / 4 Bedrooms Plus: 5 Approx SqFt: 3,427 / County Assessor Price/SqFt: \$140.06 Year Built: 2000 Pool: Both Private & Community Encoded Features: 54FRDXP3G Exterior Stories: 2 # of Interior Levels: 2 Dwelling Type: Single Family - Detached Dwelling Styles: Detached Ele Sch Dist: 004 - Mesa Unified District Elementary School: Las Sendas Elementary School Jr. High School: Fremont Junior High School
Approx Lot SqFt: 13,586 / County Assessor Apx Lot Size Range: 12,501 - 15,000 Subdivision: LAS SENDAS Tax Municipality: Mesa Marketing Name: Las Sendas Planned Cmty Name: Las Sendas Model: Builder Name: Blandford Hun Block: Map Code/Grid: P42 Bldg Number: High School Dist #: 004 - Mesa Unified District High School: Red Mountain High School	

Cross Streets: Power/Thomas **Directions:** East on Thomas/Eagle Crest. Right on N. Stone Gully (Grayhawk Subdivision) First right on Piedra Circle to home on left.

Public Remarks: Spectacular home on huge premium cul-de-sac lot with stunning city light and mountain views located in the prestigious Las Sendas gated golf course community. Open and spacious floor plan offers 5 bedrooms, 4 full baths. One bedroom w/full bath downstairs, additional bedroom w/en-suite bath. Formal living/dining room, gourmet kitchen w/cherry cabinets*large kitchen island*breakfast nook opens to family room w/gas fireplace. Updated Kitchen w/granite countertops*cultured marble backsplash*granite in baths*new flooring throughout* plantation shutters and so much more. Relax or entertain in your backyard oasis with sparkling pool w/water feature*artificial turf. Spectacular city light, mountain views and breathtaking sunsets. Close to 202, 15 minutes Scottsdale, 20 min Sky Harbor Airport.

Features	Room Details	Construction & Utilities	County, Tax and Financing
Approx SqFt Range: 3,001 - 3,500 Garage Spaces: 3 Carpport Spaces: 0 Total Covered Spaces: 3 Slab Parking Spaces: 0 Parking Features: Electric Door Opener Pool - Private: Pool - Private; Fenced Pool; Play Pool Spa: None Horses: N Fireplace: 1 Fireplace; Fireplace Family Rm Property Description: Cul-De-Sac Lot Landscaping: Gravel/Stone Front; Gravel/Stone Back; Desert Front; Desert Back; Synthetic Grass Back; Yrd Wtring Sys Front; Yrd Wtring Sys Back; Auto Timer H2O Front Exterior Features: Patio; Covered Patio(s); Balcony/Deck(s) Features: Vaulted Ceiling(s); 9+ Flat Ceilings; Soft Water Loop Community Features: Biking/Walking Path; Children's Playgrnd; Clubhouse/Rec Room; Comm Tennis Court(s); Community Pool; Community Pool Htd; Community Spa; Community Spa Htd; Gated Community; Golf Course; Handball/Raquetball; Workout Facility Flooring: Carpet; Tile; Wood Windows: Sunscreen(s); Dual Pane	Kitchen Features: Range/Oven Elec; Cook Top Gas; Disposal; Dishwasher; Built-in Microwave; Wall Oven(s); Pantry; Walk-in Pantry; Granite Countertops; Kitchen Island Master Bathroom: Full Bth Master Bdrm; Separate Shwr & Tub; Double Sinks; Private Toilet Room Master Bedroom: Upstairs Additional Bedroom: Other Bdrm Split; Other Bdrm Dwnstrs; Mstr Bdr Walkin Clst; Othr Bdr Walkin Clst Laundry: Wshr/Dry HookUp Only; Inside Laundry Dining Area: Formal; Eat-in Kitchen; Breakfast Bar; Breakfast Room Basement Y/N: N Sep Den/Office Y/N: N Other Rooms: Family Room Items Updated: Floor Yr Updated: 2014; Floor Partial/Full: Partial; Kitchen Yr Updated: 2015; Kitchen Partial/Full: Partial	Const - Finish: Painted; Stucco Construction: Frame - Wood Roofing: All Tile Fencing: View/Wrought Iron; Block Cooling: Refrigeration Heating: Electric Heat Utilities: SRP Water: City Water Sewer: Sewer - Public Services: City Services Technology: 3+ Exist Tele Lines; Pre-Wire Smd Snd; Sat Dish Intrnt Ownd; Cable TV Avail; HighSpd Intrnt Aval; Security Sys Owned Energy/Green Feature: Ceiling Fan (s); Multi-Zones	County Code: Maricopa Legal Subdivision: GRAYHAWK AT LAS SENDAS MCR 505-47 AN: 219-20-207 Lot Number: 445 Town-Range-Section: 2N-7E-32 Cty Bk&Pg: Plat: Taxes/Yr: \$3,893/2015 Ownership: Fee Simple New Financing: Cash; VA; Conventional Total Asum Mnth Pmts: \$0 Down Payment: \$0 Existing 1st Loan: Treat as Free&Clear Existing 1st Ln Trms: Disclosures: Seller Disc Avail; Agency Discl Req Possession: By Agreement

Fees & Homeowner Association Information

HOA Y/N: Y / \$332.64 / Quarterly HOA Transfer Fee: \$155	HOA Name: Las Sendas HOA Prop Man Co Name: First Sv Residential	HOA Telephone: 480-357-8780 HOA Prop Man Co Tele: 480-357-7687
HOA 2 Y/N: N / /		
HOA 3 Y/N: / /		
Association Fee Incl: Common Area Maint; Street Maint Assoc Rules/Info: Pets OK (See Rmrks); NoVsble TrkTrlrRvBt; Prof Managed	Rec Center Fee Y/N: N / / Rec Center Fee 2 Y/N: N / / Land Lease Fee Y/N: N / / PAD Fee Y/N: N / /	Ttl Mthly Fee Equiv: \$110.88 Cap Imprv/Impact Fee: \$ 0 \$ Cap Impv/Impt Fee 2: \$0 \$

Listing Dates	Pricing and Sale Info	Listing Contract Info
CDOM/ADOM: 40 / 40 Status Change Date: 08/24/2016 Close of Escrow Date: 08/23/2016 Off Market Date: 08/24/2016	List Price: \$485,000 Sold Price: \$480,000 Sold Price/SqFt: \$140.06 Loan Type: Conventional Loan Years: 30	Special Listing Cond: Relo/Corp Aprvl Reqd

Payment Type:	Fixed
Buyr Concess to Sell:	0 \$
Selr Concess to Buy:	0 \$
Closing Cost Split:	Normal - N

Listed by: KOR Properties (korp001)

Prepared by Chris and
Michele Keith

*All information should be verified by the recipient and none is guaranteed as accurate by ARMLS.
DND2 (D o N o t D isplay or D isclose) - the data in fields marked with DND2 is confidential, for agent use only, and may not be shared with
customers or clients in any manner whatsoever.*

10/17/2016 3:03 PM © 2016 ARMLS and
FBS,
DMCA

Client Report (12)

7538 E Tyndall CIR, Mesa, AZ 85207

\$505,000

 <p>©2015 ARMLS</p>	5277572 Residential Single Family - Detached Closed	
	Beds/Baths: 4 / 3 Bedrooms Plus: 4 Approx SqFt: 3,655 / County Assessor Price/SqFt: \$138.17 Year Built: 2002 Pool: Both Private & Community Encoded Features: 43FRDXPSL3G3S Exterior Stories: 2 # of Interior Levels: 2 Dwelling Type: Single Family - Detached Dwelling Styles: Detached	Approx Lot SqFt: 13,598 / County Assessor Apx Lot Size Range: 12,501 - 15,000 Subdivision: Pinnacle Point at Las Sendas Tax Municipality: Maricopa - COUNTY Marketing Name: Planned Cmty Name: Pinnacle Point Model: Builder Name: Blanford Homes Hun Block: Map Code/Grid: P42 Bldg Number:
	Ele Sch Dist: 004 - Mesa Unified District Elementary School: Las Sendas Elementary School Jr. High School: Fremont Junior High School	High School Dist #: 004 - Mesa Unified District High School: Red Mountain High School

Cross Streets: Power R & Thomas Rd **Directions:** Turn right on East Eagle Crest Drive, go up the mountain past the Golf Club. Turn right on N Deserts Gate into Pinnacle Point. Through the gate, right on E Torrey Point and right on E Tyndall Cir.

Public Remarks: DISNEYLAND RESORT STYLE BACKYARD! LEASE OPTION/OWNER MAY CARRY! 4 bed, 3 bath, 3 garage, 3655 sf, home nestled in the sought after community of Las Sendas w/fabulous mountain views & stunning, artistic Arizona sunsets! This community is located in a top excelling school district of Mesa! Light, bright, open, spacious floor plan w/ arched openings, soaring ceilings, art & media niches! Neutral ceramic tile and carpet! Engineered GRANITE Kitchen Counter-tops, new paint inside & outside, 2-tone designer paint w/warm, rich earth tones! Open, spacious eat-in kitchen w/raised panel cabinets, island, UPGRADED STAINLESS STEEL KITCHENAID appliances, gas cook top, oven, & B-I microwave, & SUB-ZERO refrigerator.

Features	Room Details	Construction & Utilities	County, Tax and Financing
Approx SqFt Range: 3,501 - 4,000 Garage Spaces: 3 Carpport Spaces: 0 Total Covered Spaces: 3 Slab Parking Spaces: 3 Parking Features: Electric Door Opener; RV Gate Pool - Private: Pool - Private; Heated Pool; Play Pool Spa: Spa - Heated Horses: N Fireplace: Fireplace Master Bdr; Two Way Fireplace; Gas Fireplace; Firepit Property Description: Mountain View (s) Landscaping: Desert Front; Desert Back; Yrd Wtring Sys Front; Yrd Wtring Sys Back Exterior Features: Patio; Covered Patio(s); Balcony/Deck(s); Private Street(s); Built-in BBQ Features: Vaulted Ceiling(s); Water Softener Owned Community Features: Biking/Walking Path; Clubhouse/Rec Room; Community Pool; Community Pool Htd; Community Spa; Community Spa Htd; Gated Community; Golf Course Flooring: Carpet; Tile	Kitchen Features: Range/Oven Elec; Cook Top Gas; Disposal; Dishwasher; Refrigerator; Walk-in Pantry; Granite Countertops; Kitchen Island Master Bathroom: Full Bth Master Bdrm; Separate Shwr & Tub; Double Sinks Additional Bedroom: Other Bdrm Dwnstrs; Separate Bdrm Exit; Mstr Bdr Walkin Clst; Mstr Bdrm Sitting Rm Laundry: Wshr/Dry HookUp Only; Inside Laundry; Other (See Remarks) Dining Area: Formal; Eat-in Kitchen Basement Y/N: N Sep Den/Office Y/N: N Other Rooms: Family Room	Unit Style: Two Levels Const - Finish: Painted; Stucco Construction: Frame - Wood Roofing: All Tile Fencing: Block Cooling: Refrigeration Heating: Gas Heat Plumbing: Gas Hot Water Heater Utilities: APS; SW Gas; City Gas Water: City Water Sewer: Sewer - Public Services: City Services Technology: Cable TV Avail; HighSpd Intrnt Aval Energy/Green Feature: Ceiling Fan (s)	County Code: Maricopa Legal Subdivision: AN: 219-18-286 Lot Number: 8 Town-Range-Section: -- Cty Bk&Pg: Plat: Taxes/Yr: \$4,134/2014 Ownership: Fee Simple New Financing: Cash; VA; FHA; Conventional; Seller May Carry; Lease Option; Lease Purchase Total Asum Mnth Pmts: \$0 Down Payment: \$0 Existing 1st Loan: Treat as Free&Clear Existing 1st Ln Trms: Disclosures: Seller Disc Avail; Agency Discl Req Possession: Close of Escrow

Fees & Homeowner Association Information

HOA Y/N: Y / \$332.64 / Quarterly HOA Transfer Fee: \$0	HOA Name: Las Sendas	HOA Telephone: 480-357-8780
HOA 2 Y/N: N //		
HOA 3 Y/N: //		
Association Fee Incl: Common Area Maint Assoc Rules/Info: Prof Managed	Rec Center Fee Y/N: N // Rec Center Fee 2 Y/N: N // Land Lease Fee Y/N: N // PAD Fee Y/N: N //	Ttl Mthly Fee Equiv: \$110.88 Cap Imprv/Impact Fee: \$ 0 \$ Cap Impv/Impt Fee 2: \$0 \$

Listing Dates	Pricing and Sale Info	Listing Contract Info
CDOM/ADOM: 460 / 460 Status Change Date: 08/10/2016 Close of Escrow Date: 08/09/2016 Off Market Date: 08/10/2016	List Price: \$499,999 Sold Price: \$505,000 Sold Price/SqFt: \$138.17 Loan Type: Conventional Loan Years: 30 Payment Type: Fixed Buyr Concess to Sell: 0 \$ Sellr Concess to Buy: 0 \$ Closing Cost Split: Normal - N	Special Listing Cond: N/A

Listed by: Red Brick Realty, LLC (rdbk02)

Prepared by Chris and
Michele Keith

*All information should be verified by the recipient and none is guaranteed as accurate by ARMLS.
DND2 (D o N ot D isplay or D isclose) - the data in fields marked with DND2 is confidential, for agent use only, and may not be shared with
customers or clients in any manner whatsoever.*

10/17/2016 3:03 PM © 2016 ARMLS and
FBS.
DMCA

Client Report (13)

7603 E TORREY POINT ST, Mesa, AZ 85207

\$580,000

	5471465 Residential Single Family - Detached Closed
	Beds/Baths: 5 / 3 Bedrooms Plus: 5 Approx SqFt: 3,330 / County Assessor Price/SqFt: \$174.17 Year Built: 2002 Pool: Both Private & Community Encoded Features: 53FRDXP3G3S Exterior Stories: 1 # of Interior Levels: 1 Dwelling Type: Single Family - Detached Dwelling Styles: Detached
	Approx Lot SqFt: 11,340 / County Assessor Apx Lot Size Range: 10,001 - 12,500 Subdivision: PINNACLE POINT AT LAS SENDAS Tax Municipality: Mesa Marketing Name: Las Sendas Planned Cmty Name: Las Sendas Model: Galaxy Builder Name: Blandford Hun Block: Map Code/Grid: P42 Bldg Number:
Ele Sch Dist: 004 - Mesa Unified District Elementary School: Las Sendas Elementary School Jr. High School: Fremont Junior High School	High School Dist #: 004 - Mesa Unified District High School: Red Mountain High School

Cross Streets: Power / McDowell **Directions:** East on McDowell, North on Eaglecrest, Left into Pinnacle Point gate, left to home.

Public Remarks: Amazing view lot home. See city lights from your living room. This popular Galaxy floorplan lends to a feeling of spread out space with lots of room to entertain and a huge open kitchen with large island. This home feature upgraded travertine tile thruout, custom paint thruout the home, upgraded maple cabinets stainless steel appliances and custom window coverings in all rooms. Must see. wont last long. this lot is a Gem and really rare find.

Features	Room Details	Construction & Utilities	County, Tax and Financing
Approx SqFt Range: 3,001 - 3,500 Garage Spaces: 3 Carpport Spaces: 0 Total Covered Spaces: 3 Slab Parking Spaces: 3 Parking Features: Atch'd Gar Cabinets; Electric Door Opener Pool - Private: Pool - Private; Diving Pool; Heated Pool Spa: None Horses: N Fireplace: 1 Fireplace Property Description: Hillside Lot; City Light View(s); Mountain View(s); Borders Common Area Landscaping: Desert Front; Desert Back; Grass Back; Yrd Wtring Sys Front; Yrd Wtring Sys Back; Auto Timer H2O Front; Auto Timer H2O Back Exterior Features: Patio; Covered Patio(s); Private Street(s); Pvt Yrd (s)/Crtyrd(s) Features: Vaulted Ceiling(s); No Interior Steps; Water Softener Owned Community Features: Biking/Walking Path; Children's Playgrnd; Clubhouse/Rec Room; Comm Tennis Court(s); Community Media Room; Community Pool; Community Pool Htd; Community Spa; Community Spa Htd; Concierge; Gated Community; Golf Course; Workout Facility Flooring: Carpet; Stone Windows: Sunscreen(s); Dual Pane; Low-E	Kitchen Features: Cook Top Gas; Disposal; Dishwasher; Built-in Microwave; Reverse Osmosis; Wall Oven(s); Multiple Ovens; Pantry; Walk-in Pantry; Granite Countertops; Kitchen Island Master Bathroom: Full Bth Master Bdrm; Separate Shwr & Tub; Double Sinks; Private Toilet Room; Tub with Jets Master Bedroom: Split Additional Bedroom: Separate Bdrm Exit; Mstr Bdr Walkin Clst; Mstr Bdrm Sitting Rm Laundry: Wshr/Dry HookUp Only; Inside Laundry Dining Area: Formal; Eat-in Kitchen; Breakfast Bar Basement Y/N: N Sep Den/Office Y/N: N Other Rooms: Family Room	Architecture: Ranch Const - Finish: Stucco; Stone Construction: Frame - Wood Roofing: All Tile Fencing: View/Wrought Iron; Block Cooling: Refrigeration Heating: Gas Heat Utilities: SRP Water: City Water Sewer: Sewer - Public Services: City Services Technology: 3+ Exist Tele Lines; Pre-Wire Srnd Snd; Cable TV Avail; HighSpd Intrnt Aval; Security Sys Owned Energy/Green Feature: Ceiling Fan (s)	County Code: Maricopa Legal Subdivision: PINNACLE POINT AT LAS SENDAS MCR 555-18 AN: 219-18-318 Lot Number: 40 Town-Range-Section: 2N-7E-29 Cty Bk&Pg: Plat: Taxes/Yr: \$3,803/2015 Ownership: Fee Simple New Financing: Cash; VA; FHA; Conventional Total Asum Mnth Pmts: \$0 Down Payment: \$0 Existing 1st Loan: Treat as Free&Clear Existing 1st Ln Trms: Disclosures: Seller Disc Avail Miscellaneous: Home Warranty Possession: Close of Escrow

Fees & Homeowner Association Information

HOA Y/N: Y / \$371 / Quarterly HOA Transfer Fee: \$155	HOA Name: Las Sendas Community	HOA Telephone: 480-357-8780
HOA 2 Y/N: N / /		
HOA 3 Y/N: / /		
Association Fee Incl: Common Area Maint; Street Maint Assoc Rules/Info: Pets OK (See Rmrks); Prof Managed	Rec Center Fee Y/N: Y / \$125 / Monthly Rec Center Fee 2 Y/N: N / / Land Lease Fee Y/N: N / / PAD Fee Y/N: N / /	Ttl Mthly Fee Equiv: \$248.67 Cap Imprv/Impact Fee: \$ 0 \$ Cap Impv/Impt Fee 2: \$0 \$

Listing Dates	Pricing and Sale Info	Listing Contract Info
CDOM/ADOM: 1 / 1 Status Change Date: 08/24/2016 Close of Escrow Date: 08/23/2016 Off Market Date: 07/16/2016	List Price: \$590,000 Sold Price: \$580,000 Sold Price/SqFt: \$174.17 Loan Type: Conventional Loan Years: 30	Special Listing Cond: N/A

Payment Type:	Fixed
Buyr Concess to Sell:	0 \$
Selr Concess to Buy:	0 \$
Closing Cost Split:	Normal - N

Listed by: Keller Williams Integrity First (kwif01)

Prepared by Chris and
Michele Keith

*All information should be verified by the recipient and none is guaranteed as accurate by ARMLS.
DND2 (D o N o t D isplay or D isclose) - the data in fields marked with DND2 is confidential, for agent use only, and may not be shared with
customers or clients in any manner whatsoever.*

10/17/2016 3:03 PM © 2016 ARMLS and
FBS,
DMCA

Client Report (14)

7130 E Saddleback ST 4, Mesa, AZ 85207

\$595,000

 <p>2016 ARMLS</p>	5374268 Residential Single Family - Detached Closed	Beds/Baths: 4 / 2.5 Bedrooms Plus: 5 Approx SqFt: 3,687 / Builder Price/SqFt: \$161.38 Year Built: 1999 Pool: Both Private & Community Encoded Features: 42.5FRDXPSO3G2S Exterior Stories: 2 # of Interior Levels: 2 Dwelling Type: Single Family - Detached Dwelling Styles: Detached	Approx Lot SqFt: 23,043 / County Assessor Apx Lot Size Range: 18,001 - 24,000 Subdivision: Las Sendas Tax Municipality: Mesa Marketing Name: Planned Cmty Name: Golf Colony at Las Sendas Model: Custom Builder Name: Jeff Rogers Hun Block: Map Code/Grid: P42 Bldg Number:
	Ele Sch Dist: 004 - Mesa Unified District Elementary School: Las Sendas Elementary School Jr. High School: Fremont Junior High School	High School Dist #: 004 - Mesa Unified District High School: Red Mountain High School	

Cross Streets: Power and Thomas/Eaglecrest **Directions:** East on Eaglecrest, East(right) on Saddleback, North(left) in first entrance to Golf Colony, first right, home on the right.

Public Remarks: Don't miss your chance to own this Beautiful Custom home! Located in the much sought after Golf Colony enclave in Las Sendas. Walk, via private street and path, to the award winning Golf Course and to the only golf course restaurant to make the Open Table top 100 Al Fresco Restaurants in the country AND is now #2 for best outdoor dining in the state! Please WATCH THE VIDEO to see what this home has to offer. The open floor plan make it perfect for entertaining! You'll love very private backyard, the heated pool, spa, water feature, and oh, that massive view deck! Garage has an over sized door, and can accommodate 3 cars, and a motor cycle. Las Sendas trails connect with the Tonto Nat'l Forest for MILES of hiking and biking and is a mere 15 miles from Lake Saguarol!

Features	Room Details	Construction & Utilities	County, Tax and Financing
Approx SqFt Range: 3,501 - 4,000 Garage Spaces: 3 Carpport Spaces: 0 Total Covered Spaces: 3 Slab Parking Spaces: 2 Parking Features: Dir Entry frm Garage; Extnded Lngth Garage; Side Vehicle Entry Pool - Private: Pool - Private; Heated Pool Spa: Spa - Private; Spa - Heated Horses: N Fireplace: 1 Fireplace; Fireplace Family Rm; Gas Fireplace Property Description: Mountain View (s) Landscaping: Desert Front; Desert Back; Yrd Wtring Sys Front; Yrd Wtring Sys Back; Auto Timer H2O Front; Auto Timer H2O Back Exterior Features: Covered Patio(s); Balcony/Deck(s); Pvt Yrd(s)/Crtyrd(s); Built-in BBQ Features: Vaulted Ceiling(s); Central Vacuum; Wet Bar(s); Furnished(See Rmrks) Community Features: Biking/Walking Path; Children's Playgrnd; Clubhouse/Rec Room; Comm Tennis Court(s); Community Media Room; Community Pool; Community Pool Htd; Community Spa; Community Spa Htd; Gated Community; Golf Course; Near Bus Stop; Workout Facility Add'l Property Use: None Flooring: Carpet; Tile; Wood	Kitchen Features: Range/Oven Elec; Dishwasher; Built-in Microwave; Refrigerator; Wall Oven(s); Pantry; Granite Countertops; Kitchen Island Master Bathroom: Full Bth Master Bdrm; Separate Shwr & Tub; Double Sinks; Private Toilet Room Master Bedroom: Split; Upstairs Additional Bedroom: Other Bdrm Dwnstrs Laundry: Wshr/Dry HookUp Only; Gas Dryer Hookup; Inside Laundry Dining Area: Formal; Breakfast Bar; Dining in FR Basement Y/N: N Sep Den/Office Y/N: N Other Rooms: Family Room; Great Room; Loft	Unit Style: Two Levels Const - Finish: Painted; Stucco Construction: Frame - Wood Roofing: All Tile Fencing: Block Cooling: Refrigeration Heating: Electric Heat Utilities: SRP; City Gas Water: City Water Sewer: Sewer - Public Services: City Services Technology: 3+ Exist Tele Lines; Pre-Wire Smd Snd; Cable TV Avail; HighSpd Intrnt Aval	County Code: Maricopa Legal Subdivision: AN: 219-17-012 Lot Number: 4 Town-Range-Section: 2n-7E-30 Cty Bk&Pg: Plat: Taxes/Yr: \$4,534/2015 Ownership: Fee Simple New Financing: Cash; Conventional Total Asum Mnth Pmts: \$0 Down Payment: \$0 Existing 1st Loan: Treat as Free&Clear Existing 1st Ln Trms: Disclosures: Agency Discl Req Possession: Close of Escrow

Fees & Homeowner Association Information

HOA Y/N: Y / \$332.64 / Quarterly HOA Transfer Fee: \$155	HOA Name: Las Sendas HOA Prop Man Co Name: First Choice	HOA Telephone: 480-357-8780
HOA 2 Y/N: N / /		
HOA 3 Y/N: / /		
Association Fee Incl: Common Area Maint; Street Maint Assoc Rules/Info: Pets OK (See Rmrks); NoVsble TrkTrlrRvBt; Rental OK (See Rmrks); Clubhouse/Rec Center; Prof Managed	Rec Center Fee Y/N: Y / \$0 / Annually Rec Center Fee 2 Y/N: N / / Land Lease Fee Y/N: N / / PAD Fee Y/N: N / /	Ttl Mthly Fee Equiv: \$110.88 Cap Imprv/Impact Fee: \$ 0 \$ Cap Impv/Impt Fee 2: \$0 \$

Listing Dates	Pricing and Sale Info	Listing Contract Info
CDOM/ADOM: 256 / 256 Status Change Date: 08/31/2016	List Price: \$649,000 Sold Price: \$595,000	Special Listing Cond: N/A

Close of Escrow Date: 08/30/2016	Sold Price/SqFt: \$161.38
Off Market Date: 08/29/2016	Loan Type: Conventional
	Loan Years: 30
	Payment Type: Fixed
	Buyr Concess to Sell: 0 \$
	Sellr Concess to Buy: 0 \$
	Closing Cost Split: Normal - N

Listed by: Coldwell Banker Residential Brokerage (cbrb12)

Prepared by Chris and
Michele Keith


All information should be verified by the recipient and none is guaranteed as accurate by ARMLS.
DND2 (D o N ot D isplay or D isclose) - the data in fields marked with DND2 is confidential, for agent use only, and may not be shared with customers or clients in any manner whatsoever.

10/17/2016 3:03 PM © 2016 ARMLS and
FBS.
DMCA

Client Report (15)

4111 N SAGE CREEK CIR, Mesa, AZ 85207

\$675,000

5368919 Residential Single Family - Detached Closed	
 <p>2016 ARMLS</p>	Beds/Baths: 4 / 3.5 Bedrooms Plus: 5 Approx SqFt: 3,681 / County Assessor Price/SqFt: \$183.37 Year Built: 2004 Pool: Both Private & Community Encoded Features: 43.5FRDXPSO3G Exterior Stories: 1 # of Interior Levels: 1 Dwelling Type: Single Family - Detached Dwelling Styles: Detached
	Approx Lot SqFt: 10,641 / County Assessor Apx Lot Size Range: 10,001 - 12,500 Subdivision: LAS SENDAS Tax Municipality: Mesa Marketing Name: Legacy Hills @ Las Sendas Planned Cmty Name: Las Sendas Model: Residence #6 Builder Name: BLANDFORD Hun Block: Map Code/Grid: P42 Bldg Number:
Ele Sch Dist: 004 - Mesa Unified District Elementary School: Las Sendas Elementary School Jr. High School: Fremont Junior High School	
High School Dist #: 004 - Mesa Unified District High School: Red Mountain High School	

Cross Streets: POWER AND THOMAS **Directions:** East on Thomas/Eagle Crest. Left on Las Sendas Mountain Dr. First left on Terra Mesa. Immediate left on Sage Creek Circle to Legacy Hills gate. Continue through gate to 4th home on the right.

Public Remarks: Exquisite 4 BR, 3.5 BA, 3681 sqft Villa with Mountain Views in Beautiful Las Sendas. This home exudes EXCELLENCE at every turn! Awesome resort backyard w/ gas heated pool, fountains, spa, firepit, paved hardscape, & built-in BBQ with granite counters. Gourmet kitchen with oversized island, Wolf double oven, built-in refrigerator, granite counters & travertine backsplash. Immaculate 3 car tandem garage with separate golf cart garage door, epoxied floor, built-in cabinets & workbench. Cozy den with built-in desk/media center. This home is loaded with upgrades: new decorative iron front door, Cantera fireplace, high quality ceiling fans, surround sound, R/O, soft water, designer window coverings + new hot water heater & disposal. Truly turnkey! Enjoy the best of the Las Sendas lifestyle!

Features	Room Details	Construction & Utilities	County, Tax and Financing
Approx SqFt Range: 3,501 - 4,000 Garage Spaces: 3 Carport Spaces: 0 Total Covered Spaces: 3 Slab Parking Spaces: 0 Parking Features: Attch'd Gar Cabinets; Dir Entry frm Garage; Electric Door Opener; Extnded Lngh Garage; Golf Cart Garage; Side Vehicle Entry; Tandem Garage Pool - Private: Pool - Private; Heated Pool; Play Pool Spa: Spa - Private; Spa - Heated Horses: N Fireplace: 1 Fireplace; Fireplace Family Rm; Gas Fireplace; Firepit Property Description: Cul-De-Sac Lot; Mountain View(s) Landscaping: Desert Front; Desert Back; Yrd Wtring Sys Front; Yrd Wtring Sys Back; Auto Timer H2O Front; Auto Timer H2O Back Exterior Features: Patio; Covered Patio(s); Pvt Yrd(s)/Crtyrd(s); Built-in BBQ Features: 9+ Flat Ceilings; No Interior Steps; Water Softener Owned; Soft Water Loop; Drink Wtr Filter Sys Community Features: Biking/Walking Path; Children's Playgrnd; Clubhouse/Rec Room; Comm Tennis Court(s); Community Pool; Community Pool Htd; Community Spa; Community Spa Htd; Gated Community; Golf Course; Workout Facility Flooring: Tile; Wood Windows: Sunscreen(s); Dual Pane; Low-E	Kitchen Features: Range/Oven Gas; Disposal; Dishwasher; Built-in Microwave; Refrigerator; Reverse Osmosis; Multiple Ovens; Pantry; Granite Countertops; Kitchen Island Master Bathroom: Full Bth Master Bdrm; Separate Shwr & Tub; Double Sinks; Private Toilet Room Master Bedroom: Split Additional Bedroom: Mstr Bdr Walkin Clst; Othr Bdr Walkin Clst Laundry: Wshr/Dry HookUp Only; Gas Dryer Hookup; 220 V Dryer Hookup; Inside Laundry Dining Area: Formal; Eat-in Kitchen; Breakfast Bar; Breakfast Room Basement Y/N: N Sep Den/Office Y/N: Y Other Rooms: Family Room	Architecture: Santa Barbara/Tuscan Unit Style: All on One Level Const - Finish: Painted; Stucco Construction: Frame - Wood Roofing: All Tile Fencing: View/Wrought Iron; Block Cooling: Refrigeration Heating: Gas Heat Plumbing: Recirculation Pump; Gas Hot Water Heater Utilities: SRP; City Gas Water: City Water Sewer: Sewer - Public; Sewer in & Cnctd Services: City Services Technology: Pre-Wire Smd Snd; Cable TV Avail; HighSpd Intrnt Aval; Security Sys Owned Energy/Green Feature: Ceiling Fan (s); Multi-Zones	County Code: Maricopa Legal Subdivision: LEGACY HILLS AT LAS SENDAS MOUNTAIN AMENDED MCR 605-09 AN: 219-18-963 Lot Number: 50 Town-Range-Section: 2N-7E-29 Cty Bk&Pg: Plat: Taxes/Yr: \$5,621/2015 Ownership: Fee Simple New Financing: Cash; Conventional Total Asum Mnth Pmts: \$0 Down Payment: \$0 Existing 1st Loan: Treat as Free&Clear Existing 1st Ln Trms: Disclosures: Seller Disc Avail; Agency Discl Req Possession: Close of Escrow

Fees & Homeowner Association Information

HOA Y/N: Y / \$371.64 / Quarterly HOA Transfer Fee: \$155	HOA Name: Las Sendas HOA HOA Prop Man Co Name: First Service Res.	HOA Telephone: 480-357-8780 HOA Prop Man Co Tele: 480-551-4300
HOA 2 Y/N: N //		
HOA 3 Y/N: //		
Association Fee Incl: Common Area Maint; Street Maint Assoc Rules/Info: Pets OK (See Rmrks); NoVsble TrkTrlrRvBt; Rental OK (See Rmks); Clubhouse/Rec Center; Prof Managed	Rec Center Fee Y/N: N // Rec Center Fee 2 Y/N: N // Land Lease Fee Y/N: N // PAD Fee Y/N: N //	Ttl Mthly Fee Equiv: \$123.88 Cap Imprv/Impact Fee: \$ 0 \$ Cap Impv/Impt Fee 2: \$0 \$

Listing Dates	Pricing and Sale Info	Listing Contract Info
----------------------	------------------------------	------------------------------

CDOM/ADOM: 209 / 209	List Price: \$689,900	Special Listing Cond: N/A
Status Change Date: 08/25/2016	Sold Price: \$675,000	
Close of Escrow Date: 08/25/2016	Sold Price/SqFt: \$183.37	
Off Market Date: 06/28/2016	Loan Type: Conventional	
	Loan Years: 30	
	Payment Type: Fixed	
	Buyr Concess to Sell: 0 %	
	Sellr Concess to Buy: 0 %	
	Closing Cost Split: Normal - N	

Listed by: KOR Properties (korp001)

Prepared by Chris and
Michele Keith

All information should be verified by the recipient and none is guaranteed as accurate by ARMLS.
DND2 (D o N ot D isplay or D isclose) - the data in fields marked with DND2 is confidential, for agent use only, and may not be shared with customers or clients in any manner whatsoever.

10/17/2016 3:03 PM © 2016 ARMLS and
FBS.
DMCA

Client Report (16)

3461 N LADERA CIR, Mesa, AZ 85207

\$745,000

 <p>2015 ARMLS</p>	5378673 Residential Single Family - Detached Closed	Beds/Baths: 3 / 3 Bedrooms Plus: 3 Approx SqFt: 3,456 / County Assessor Price/SqFt: \$215.57 Year Built: 2004 Pool: Community Only Encoded Features: 33RDXO3G Exterior Stories: 1 # of Interior Levels: 1 Dwelling Type: Single Family - Detached Dwelling Styles: Detached	Approx Lot SqFt: 32,261 / County Assessor Apx Lot Size Range: 24,001 - 35,000 Subdivision: Las Sendas Tax Municipality: Mesa Marketing Name: Rock Canyon Planned Cmty Name: Las Sendas Model: Custom Builder Name: Jeff Rogers Hun Block: Map Code/Grid: P42 Bldg Number:
	Ele Sch Dist: 004 - Mesa Unified District Elementary School: Las Sendas Elementary School Jr. High School: Fremont Junior High School	High School Dist #: 004 - Mesa Unified District High School: Red Mountain High School	

Cross Streets: Power & Eagle Crest Dr Directions:

Public Remarks:

Features	Room Details	Construction & Utilities	County, Tax and Financing
Approx SqFt Range: 3,001 - 3,500 Garage Spaces: 3 Carpport Spaces: 0 Total Covered Spaces: 3 Slab Parking Spaces: 0 Parking Features: Atch'd Gar Cabinets; Electric Door Opener; Extnded Lngth Garage Pool - Private: No Pool Spa: None Horses: N Fireplace: 2 Fireplace; Fireplace Living Rm; Gas Fireplace; Exterior Fireplace Property Description: City Light View (s); Mountain View(s); Adjacent to Wash Landscaping: Desert Front; Desert Back; Yrd Wtring Sys Front; Yrd Wtring Sys Back; Auto Timer H2O Front; Auto Timer H2O Back Exterior Features: Patio; Covered Patio(s); Private Street(s); Pvt Yrd (s)/Crtyrd(s); Built-in BBQ Features: Vaulted Ceiling(s); 9+ Flat Ceilings; No Interior Steps; Water Softener Owned; Soft Water Loop; Drink Wtr Filter Sys Community Features: Biking/Walking Path; Children's Playgrnd; Comm Tennis Court(s); Community Pool; Community Pool Htd; Community Spa; Community Spa Htd; Gated Community; Golf Course; Workout Facility Flooring: Carpet; Stone Windows: Dual Pane	Kitchen Features: Range/Oven Gas; Dishwasher; Built-in Microwave; Refrigerator; Wall Oven(s); Multiple Ovens; Pantry; Walk-in Pantry; Granite Countertops; Kitchen Island Master Bathroom: Full Bth Master Bdrm; Separate Shwr & Tub; Double Sinks; Private Toilet Room; Tub with Jets Master Bedroom: Split Additional Bedroom: Mstr Bdr Walkin Clist; Othr Bdr Walkin Clist Laundry: Wshr/Dry HookUp Only; Inside Laundry Dining Area: Formal; Eat-in Kitchen; Breakfast Bar Basement Y/N: N Sep Den/Office Y/N: N Other Rooms: Great Room; Separate Workshop; Media Room Items Updated: Kitchen Yr Updated: 2015; Kitchen Partial/Full: Partial	Const - Finish: Painted; Stucco; Stone Construction: Frame - Wood Roofing: All Tile Fencing: None; Other (See Remarks) Cooling: Refrigeration; Programmable Thmstat Heating: Gas Heat Plumbing: Gas Hot Water Heater Utilities: SRP; City Gas Water: City Water Sewer: Sewer - Public Services: City Services Technology: Pre-Wire Srnd Snd; Cable TV Avail; HighSpd Intrnt Aval; Ntwrk Wrng Multi Rms; Security Sys Owned Energy/Green Feature: Ceiling Fan (s); Multi-Zones	County Code: Maricopa Legal Subdivision: ROCK CANYON AT LAS SENDAS MCR 617-40 AN: 219-20-257 Lot Number: 8 Town-Range-Section: 2N-7E-32 Cty Bk&Pg: Plat: Taxes/Yr: \$4,342/2015 Ownership: Fee Simple New Financing: Cash; Conventional Total Asum Mnth Pmts: \$0 Down Payment: \$0 Existing 1st Loan: Conventional Existing 1st Ln Trms: Non Assumable Disclosures: Seller Disc Avail; Agency Discl Req Possession: Close of Escrow

Fees & Homeowner Association Information

HOA Y/N: Y / \$332.64 / Quarterly HOA Transfer Fee: \$155	HOA Name: Las Sendas HOA Prop Man Co Name: 1st Svc Residential	HOA Telephone: 480-357-8780 HOA Prop Man Co Tele: 480-551-4300
HOA 2 Y/N: N //		
HOA 3 Y/N: //		
Association Fee Incl: Common Area Maint; Street Maint Assoc Rules/Info: Pets OK (See Rmrks); NoVsble TrkTrlrVvBt; Rental OK (See Rmks); Club, Membership Opt; Prof Managed	Rec Center Fee Y/N: N // Rec Center Fee 2 Y/N: N // Land Lease Fee Y/N: N // PAD Fee Y/N: N //	Ttl Mthly Fee Equiv: \$110.88 Cap Imprv/Impact Fee: \$ 0 \$ Cap Impv/Impt Fee 2: \$0 \$

Listing Dates	Pricing and Sale Info	Listing Contract Info
CDOM/ADOM: 303 / 213 Status Change Date: 08/19/2016 Close of Escrow Date: 08/19/2016 Off Market Date: 08/05/2016	List Price: \$749,900 Sold Price: \$745,000 Sold Price/SqFt: \$215.57 Loan Type: Conventional Loan Years: 30 Payment Type: Fixed Buyr Concess to Sell: 0 \$ Selr Concess to Buy: 0 \$	Special Listing Cond: N/A

Closing Cost Split: Normal - N

Listed by: Coldwell Banker Trails and Paths (tppp01)

Prepared by Chris and
Michele Keith


*All information should be verified by the recipient and none is guaranteed as accurate by ARMLS.
DND2 (D o N o t D isplay or D isclose) - the data in fields marked with DND2 is confidential, for agent use only, and may not be shared with
customers or clients in any manner whatsoever.*

10/17/2016 3:03 PM © 2016 ARMLS and
FBS,
DMCA

Client Report (17)

8121 E ECHO CANYON ST, Mesa, AZ 85207

\$980,000

 <p>2016 ARMLS</p>	5435544 Residential	Single Family - Detached	Closed
	Beds/Baths: 5 / 4.5 Bedrooms Plus: 6 Approx SqFt: 5,514 / Architect Price/SqFt: \$177.72 Year Built: 2004 Pool: Both Private & Community Encoded Features: 54.5FRDXP03G6S Exterior Stories: 1 # of Interior Levels: 1 Dwelling Type: Single Family - Detached Dwelling Styles: Detached		Approx Lot SqFt: 43,497 / County Assessor Apx Lot Size Range: 35,001 - 43,559 Subdivision: WALKING STICK AT LAS SENDAS AMD Tax Municipality: Mesa Marketing Name: Planned Cmty Name: Model: Builder Name: Custom Hun Block: Map Code/Grid: P42 Bldg Number:
	Ele Sch Dist: 004 - Mesa Unified District Elementary School: Las Sendas Elementary School Jr. High School: Fremont Junior High School		High School Dist #: 004 - Mesa Unified District High School: Red Mountain High School

Cross Streets: Power & McDowell **Directions:** McDowell east to Ridgecrest. Turn left at Las Sendas (Ridgecrest) entrance and follow to 5th gated subdivision on right, Walking Stick/Echo Canyon St. Go through gate, turn left onto Echo Canyon St.

Public Remarks: Gorgeous custom home in the highly desirable Las Sendas community. This stunning 5 bedroom/4.5 bath home is an entertainers dream. Entertain from the remarkable game/bar/media room to the top-of-the-line chef's kitchen clad with premium finishes and fixtures including custom cabinets, granite counters, a Cantera iron door to the pantry and professional-grade appliances. Arcadia doors in the family room showcase spectacular views while opening up the home to even more light and air. Spill out to the awe-inspiring backyard, where an outdoor stainless steel bbq and bar, pool, and fireplace area will delight. No gym membership is needed with the fully equipped exercise room. This beautiful home has so much to offer. Priced to SELL!!!

Features	Room Details	Construction & Utilities	County, Tax and Financing
Approx SqFt Range: 5,001+ Garage Spaces: 3 Carpport Spaces: 0 Total Covered Spaces: 3 Slab Parking Spaces: 6 Parking Features: Atch'd Gar Cabinets; Dir Entry frm Garage; Electric Door Opener; Extned Lngth Garage Pool - Private: Pool - Private Spa: None Horses: N Fireplace: 2 Fireplace; Fireplace Living Rm; Gas Fireplace; Exterior Fireplace Property Description: Hillside Lot; City Light View(s); Mountain View(s); North/South Exposure; Adjacent to Wash; Borders Common Area Landscaping: Desert Front; Desert Back; Synthetic Grass Back; Yrd Wtring Sys Front; Yrd Wtring Sys Back; Auto Timer H2O Front; Auto Timer H2O Back; Irrigation Front; Irrigation Back Exterior Features: Patio; Covered Patio(s); Private Street(s); Pvt Yrd (s)/CrtYrd(s); Built-in BBQ Features: 9+ Flat Ceilings; Wet Bar (s); Fire Sprinklers; No Interior Steps; Water Softener Owned Community Features: Biking/Walking Path; Children's Playgrnd; Clubhouse/Rec Room; Comm Tennis Court(s); Community Pool Htd; Community Spa Htd; Gated Community; Golf Course Add'l Property Use: Ranch/Farm Flooring: Carpet; Stone; Tile Windows: Sunscreen(s); Dual Pane	Kitchen Features: Cook Top Gas; Disposal; Dishwasher; Built-in Microwave; Refrigerator; Wall Oven(s); Walk-in Pantry; Granite Countertops; Kitchen Island Master Bathroom: Full Bth Master Bdrm; Separate Shwr & Tub; Double Sinks; Private Toilet Room; Tub with Jets Master Bedroom: Split Additional Bedroom: Other Bdrm Split; 2 Master Bdrms; Separate Bdrm Exit; Mstr Bdr Walkin Clst; Othr Bdr Walkin Clst Laundry: Washer Included; Dryer Included; Inside Laundry Dining Area: Formal; Breakfast Bar; Breakfast Room Basement Y/N: N Sep Den/Office Y/N: N Other Rooms: Family Room; Bonus/Game Room; Exercise/Sauna Room Items Updated: Floor Yr Updated: 2007; Floor Partial/Full: Partial; Wiring Yr Updated: 2013; Wiring Partial/Full: Partial; Plmbg Yr Updated: 2013; Plmbg Partial/Full: Partial; Roof Yr Updated: 2013; Roof Partial/Full: Partial; Kitchen Yr Updated: 2013; Kitchen Partial/Full: Partial; Bath(s) Yr Updated: 2007; Bath(s) Partial/Full: Partial; Rm Adtn Yr Updated: 2007; Rm Adtn Partial/Full: Partial	Architecture: Santa Barbara/Tuscan Const - Finish: Painted; Stucco; Stone Construction: Frame - Wood; Spray Foam Insulatn Roofing: Partial Tile; Concrete; Foam Fencing: View/Wrought Iron; Block; Partial Cooling: Refrigeration Heating: Electric Heat Plumbing: Gas Hot Water Heater Utilities: SRP; City Gas Water: City Water Sewer: Sewer - Public Technology: 3+ Exist Tele Lines; Pre-Wire Smnd Snd; Pre-Wire Sat Dish; Cable TV Avail; HighSpd Intrnt Aval; Security Sys Owned Energy/Green Feature: Ceiling Fan (s); Multi-Zones	County Code: Maricopa Legal Subdivision: WALKING STICK AT LAS SENDAS AMD MCR 566-25 AN: 219-18-714 Lot Number: 114 Town-Range-Section: 2N-7E-29 Cty Bk&Pg: Plat: Taxes/Yr: \$5,112/2015 Ownership: Fee Simple New Financing: Cash; Conventional Total Asum Mnth Pmts: \$0 Down Payment: \$0 Existing 1st Loan: Treat as Free&Clear Existing 1st Ln Trms: Disclosures: Seller Disc Avail; Agency Discl Req Miscellaneous: Home Warranty Possession: Close of Escrow

Fees & Homeowner Association Information

HOA Y/N: Y / \$332.64 / Quarterly HOA Transfer Fee: \$400	HOA Name: Las Sendas HOA Prop Man Co Name: First Service Reside	HOA Telephone: 480-357-8780 HOA Prop Man Co Tele: 480-551-4300
HOA 2 Y/N: N / /		
HOA 3 Y/N: / /		
Association Fee Incl: Common Area Maint; Street Maint Assoc Rules/Info: Pets OK (See Rmrks); NoVsble TrkTrlrVbT; Rental OK (See Rmrks); Clubhouse/Rec Center; Club; Membership Opt; Prof Managed	Rec Center Fee Y/N: N / \$0 / Rec Center Fee 2 Y/N: N / / Land Lease Fee Y/N: N / / PAD Fee Y/N: N / /	Ttl Mthly Fee Equiv: \$110.88 Cap Imprv/Impact Fee: \$ 0 \$ Cap Imprv/Impt Fee 2: \$0 \$

Listing Dates	Pricing and Sale Info	Listing Contract Info
CDOM/ADOM: 112 / 112 Status Change Date: 08/24/2016 Close of Escrow Date: 08/23/2016 Off Market Date: 08/19/2016	List Price: \$990,000 Sold Price: \$980,000 Sold Price/SqFt: \$177.73 Loan Type: Conventional Loan Years: 30 Payment Type: Fixed Buyr Concess to Sell: 0 \$ Sellr Concess to Buy: 0 \$ Closing Cost Split: Normal - N	Special Listing Cond: N/A

Listed by: Berkshire Hathaway HomeServices Arizona Properties (praz04)

Prepared by Chris and
Michele Keith


*All information should be verified by the recipient and none is guaranteed as accurate by ARMLS.
 DND2 (D o N ot D isplay or D isclose) - the data in fields marked with DND2 is confidential, for agent use only, and may not be shared with
 customers or clients in any manner whatsoever.*

10/17/2016 3:03 PM © 2016 ARMLS and
FBS.
DMCA

Client Report (18)

8347 E VIEW CREST CIR, Mesa, AZ 85207

\$1,825,000

 <p>2016 ARMLS</p>	<p>5402482 Residential Single Family - Detached Closed</p> <p>Beds/Baths: 4 / 5.5 Bedrooms Plus: 6 Approx SqFt: 7,008 / Builder Price/SqFt: \$260.42 Year Built: 2007 Pool: Both Private & Community Encoded Features: 45.5FRDXPSQO4G1C Exterior Stories: 2 # of Interior Levels: 1 Dwelling Type: Single Family - Detached Dwelling Styles: Detached</p>	<p>Approx Lot SqFt: 38,738 / County Assessor Apx Lot Size Range: 35,001 - 43,559 Subdivision: PINNACLE RIDGE AT LAS SENDAS MOUNTAIN Tax Municipality: Mesa Marketing Name: Planned Cmty Name: Las Sendas Model: Builder Name: Jeff Rogers Custom Home Hun Block: Map Code/Grid: P42 Bldg Number:</p>
	<p>Ele Sch Dist: 004 - Mesa Unified District Elementary School: Las Sendas Elementary School Jr. High School: Fremont Junior High School</p>	<p>High School Dist #: 004 - Mesa Unified District High School: Red Mountain High School</p>

Cross Streets: 101 Freeway / Power Road **Directions:** North on Power Road, turn right onto E Eagle Crest Dr, Turn left onto E Las Sendas Mountain Dr, Turn left on N Pinnacle Ridge and than Right on View Crest to home.

Public Remarks: ABSOUTELY STUNNING CUSTOM ON UNBELIEVABLE UNOBSTRUCTED LOT BACKING TO TONTO NATIONAL FOREST - Wow views of Mountains & City lights that will never be blocked! Every detail is amazing! Custom wood & travertine flooring. Vaulted wood plank & beam ceiling in open Family room has floor to ceiling Canterra Fireplace. . Incredible Chef's Kitchen has Viking appliances, island bar, Butlers Pantry. Split Master has Sitting Room w// Fireplace. Luxurious Bath w/ Large Steam Shower. Formal Dining w/ Private Patio has More Views! Custom Office. Private Elevator to Media Room & Garages. Outside Living area has over 2000sq.ft of covered Patios. Play Pool & Spa w/ Rock water features, BBQ & Panoramic views! Casita w/ Kitchenette. So Many Features & details, this is a must see showplace!

Features	Room Details	Construction & Utilities	County, Tax and Financing
<p>Approx SqFt Range: 5,001+ Garage Spaces: 4 Carpport Spaces: 1 Total Covered Spaces: 5 Slab Parking Spaces: 0 Parking Features: Electric Door Opener Pool - Private: Pool - Private; Fenced Pool; Heated Pool; Play Pool Spa: Spa - Private; Spa - Heated Horses: N Fireplace: 3+ Fireplace; Fireplace Living Rm; Fireplace Master Bdr; Gas Fireplace; Exterior Fireplace Property Description: Border Pres/Pub Lnd; Hillside Lot; Cul-De-Sac Lot; Corner Lot; City Light View(s); Mountain View(s); North/South Exposure Landscaping: Gravel/Stone Front; Desert Frnt; Desert Back; Synthetic Grass Frnt; Yrd Wtring Sys Front; Yrd Wtring Sys Back; Auto Timer H2O Front; Auto Timer H2O Back Exterior Features: Separate Guest House; Patio; Covered Patio(s); Balcony/Deck(s); Pvt Yrd(s)/Crtyrd(s); Built-in BBQ Features: Vaulted Ceiling(s); 9+ Flat Ceilings; Central Vacuum; Wet Bar(s); Fire Sprinklers; Elevator; Water Softener Owned; Drink Wtr Filter Sys Community Features: Biking/Walking Path; Children's Playgrnd; Clubhouse/Rec Room; Comm Tennis Court(s); Community Pool; Community Pool Htd; Community Spa; Community Spa Htd; Gated Community; Golf Course; Workout Facility Flooring: Carpet; Stone; Wood Windows: Dual Pane</p>	<p>Kitchen Features: Range/Oven Gas; Cook Top Gas; Disposal; Dishwasher; Built-in Microwave; Refrigerator; Reverse Osmosis; Wall Oven(s); Multiple Ovens; Pantry; Walk-in Pantry; Granite Countertops; Kitchen Island Master Bathroom: Full Bth Master Bdrm; Separate Shwr & Tub; Double Sinks; Private Toilet Room; Tub with Jets Master Bedroom: Split Additional Bedroom: Other Bdrm Split; 2 Master Bd rms; Separate Bdrm Exit; Mstr Bdrm Sitting Rm Laundry: Inside Laundry Dining Area: Formal; Breakfast Bar; Breakfast Room Basement Y/N: Y Basement Description: Finished Sep Den/Office Y/N: Y Other Rooms: Family Room; Great Room; Library-Blt-in Bk cse; Guest Qtrs-Sep Entrn; Media Room</p>	<p>Architecture: Santa Barbara/Tuscan Const - Finish: Painted; Stucco; Brick Trim/Veneer Construction: Frame - Wood; Brick Roofing: All Tile Fencing: View/Wrought Iron Cooling: Refrigeration; Programmable Thmstat Heating: Gas Heat Utilities: SRP; City Gas Water: City Water Sewer: Sewer - Public Services: City Services Technology: 3+ Exist Tele Lines; Pre-Wire Smd Snd; Cable TV Avail; Ntwrk Wrng Multi Rms; Security Sys Owned; Smart Home System Energy/Green Feature: Ceiling Fan (s); Multi-Zones</p>	<p>County Code: Maricopa Legal Subdivision: PINNACLE RIDGE AT LAS SENDAS MOUNTAIN MCR 545-39 AN: 219-18-477 Lot Number: 16 Town-Range-Section: 2N-7E-29 Cty Bk&Pg: Plat: Taxes/Yr: \$11,131/2015 Ownership: Fee Simple New Financing: Cash; Conventional Total Asum Mnth Pmts: \$0 Down Payment: \$0 Existing 1st Loan: Treat as Free&Clear Existing 1st Ln Trms: Disclosures: Seller Disc Avail; Agency Discl Req Possession: By Agreement; Close of Escrow</p>

Fees & Homeowner Association Information

<p>HOA Y/N: Y / \$371 / Quarterly HOA Transfer Fee: \$400</p>	<p>HOA Name: Las Sendas</p>	<p>HOA Telephone: 480-357-8780</p>
<p>HOA 2 Y/N: N / /</p>		
<p>HOA 3 Y/N: / /</p>		
<p>Association Fee Incl: Common Area Maint; Street Maint Assoc Rules/Info: Pets OK (See Rmrks); Prof Managed</p>	<p>Rec Center Fee Y/N: N / / Rec Center Fee 2 Y/N: N / /</p>	<p>Ttl Mthly Fee Equiv: \$123.67 Cap Imprv/Impact Fee: \$ 0 \$</p>

		Land Lease Fee Y/N: N //	Cap Impv/Impt Fee 2:\$0 \$		
		PAD Fee Y/N: N //			
Listing Dates		Pricing and Sale Info		Listing Contract Info	
CDOM/ADOM:	136 / 136	List Price:	\$1,999,000	Special Listing Cond: N/A	
Status Change Date:	08/11/2016	Sold Price:	\$1,825,000		
Close of Escrow Date:	08/10/2016	Sold Price/SqFt:	\$260.42		
Off Market Date:	08/04/2016	Loan Type:	Conventional		
		Loan Years:	30		
		Payment Type:	Fixed		
		Buyr Concess to Sell:	0 \$		
		Selr Concess to Buy:	16,500 \$		
		Closing Cost Split:	Normal - N		
<i>Listed by: Cramer & Associates R.E. (cmr01)</i>					

Prepared by Chris and Michele Keith

All information should be verified by the recipient and none is guaranteed as accurate by ARMLS. DND2 (D o N o D isplay or D isclose) - the data in fields marked with DND2 is confidential, for agent use only, and may not be shared with customers or clients in any manner whatsoever.

10/17/2016 3:03 PM © 2016 ARMLS and FBS, DMCA