



Media: 5

Walkscore:



EO: N Lot Size: .25 to .5 AC

LS: N Acres:

Detached

MLS #: 110006874

APN: 484-091-13-00

Listing Type: Exclusive Agency (A)

CBB\$:

Address: 1207 Lyons Ln

City: El Cajon, CA

Bedrooms: 3

Optional BR:

Total BR: 3

Est.SqFt: 1,842

Wtr Dist:

Age Restrictions: N/K

Pets: Yes

Sign on Property: Y

Status: Active

Sales

Price:

Ownership: Fee Simple

Full Baths: 2

Half Baths: 0

Total Baths: 2

Year Built: 1959

Schl Dist:

GROSSMONTUNIONH

LP: \$240,500

Orig.Price: \$240,500

List Date: 02/01/2011

Court/Lndr Apprvl Needed: N

Possession:

Unit#/Space#:

Zip: 92021 MapCode: 1251H3

Community: EL CAJON

Neighborhood: Rancho El Cajon

Complex/Park: NA

Jurisdiction:

Cross Streets: Greenfield Dr.

Zoning: Rv7

Prop.Mgmt.Co:

Prop.Mgmt.Phn:

MT: 4

AMT: 4

REMARKS AND SHOWING INFO

TRADITIONAL SALE!!!! SELLER VERY MOTIVATED!!!!.. NO WAITING,.. Can Close Quick!!!! Bring all Offers!!!.. NORMAL SALE!!! HUGE LOT, 15,681 sq.ft. (Zoning Rv7 Multi-Resid 2-4) Additional 900+ studio(1Bd.,1Ba.,Kitchen) in Back!! That makes over 2600+ sq.ft. Home just needs alot of TLC...great potential!!! All information deemed reliable taken from tax record, BUYER to Verify All Information before submitting offers and to hold the owner and listing agent harmless.

Confidential Remarks: Email All Questions/Offeres. walter@1steprealty.net Normal Sale!! Seller Very Motivated!! Value in land Rv7, additional studio does not show on records. Need quick sale!! Owner will only allow up to \$1,750.00 for termites. Fax not working, EMAIL OFFERS!!

Directions to Property:

Showing Instructions: Please call owner first, if no answer then listing agent.

Lock Box: N

Occupied: Owner Occupant: Mr. or Mrs. Allison

Occupant Phone: 619-447-5458

Mandatory Remarks: None Known

Sales Restrictions: N/K

LISTING AGENT AND OFFICE INFORMATION

Listing Agent: Walter Barzal (652131)

Agent Phone: (619) 410-5330

Add'l Phone:

2nd Agent:

2nd Agt Phone:

2nd Add'l Phone:

Listing Office: 1 Step Mortgage & Realty, Inc.

Office Phone: (619) 726-6663

Broker Office ID: 65805

Email: walter@1steprealty.net

Fax: (619) 591-9626

Pager:

SOLD INFORMATION

Off Market Date:

Close of Escrow:

Financing:

Selling Agent #:

Selling Agent Name:

SA Phone:

Sale Price:

Selling Office #:

Selling Agent Office:

SO Phone:

Exp Date:

Concessions:

FEES, ASSESSMENTS AND TERMS

H.O. Fees: \$0.00

Paid:

HO Fees Include:

Other Fees: \$0.00

Paid:

CFD/Mello Roos: \$0.00

Paid:

Total Monthly Fees: \$0.00

Assessments:

HOA:

HOA Phone:

Est % of Owner Occupancy:

Other Fees Type:

Terms: Cash, Conventional

ROOM DIMENSIONS

Living Room: NK Master BR: 15x18
Dining Room: 8x8 Bedroom 2: 11x12
Family Room: 22x13 Bedroom 3: 11x12
Kitchen: 8x13 Bedroom 4:
Breakfast Area: Bedroom 5:
Extra Room 1: Extra Room 3:
Extra Room 2:

INTERIOR FEATURES

Stories: 1 Story Approx Living Space:
Interior Walls: Source of Square Feet: Assessor Record
Sub Flooring: Fireplace(s):
Floor Coverings: Fireplace Location:

Searchable Rooms: N/K



Media: 1

Walkscore:



EO: N Lot Size: 4,000-7,499 SF

LS: N Acres:

Detached

MLS #: 110006497

APN: 225-171-45-00

Listing Type: Exclusive Right (R)

CBB\$:

Address: 854 Sumac Pl

City: Escondido, CA

Bedrooms: 4

Optional BR:

Total BR: 4

Est.SqFt: 1,945

Wtr Dist:

Age Restrictions: N/K

Pets:

Sign on Property:

Status: Active

Sales

Price:

Ownership: Fee Simple

Full Baths: 2

Half Baths: 1

Total Baths: 3

Year Built: 1981

Schl Dist:

LP: \$295,000

Orig.Price: \$295,000

List Date: 01/28/2011

Court/Lndr Apprvl Needed: N

Possession:

Unit#/Space#:

Zip: 92027 MapCode: 1110B7

Community: EAST ESCONDIDO

Neighborhood: East Escondido

Complex/Park: None

Jurisdiction:

Cross Streets: Mission

Zoning:

Prop.Mgmt.Co:

Prop.Mgmt.Phn:

MT: 8

AMT: 5

REMARKS AND SHOWING INFO

Nice neighborhood home on quiet cul-de-sac. Perfect property for FHA 203- K loan. Pick your carpet, paint colors and have them all rolled into the loan. Bones of this property are good, just needs some TLC.

Confidential Remarks:

Directions to Property: Mission east to Sumac North.

Showing Instructions: GO/LB

Lock Box: Y / Sentrilock

Occupied: Vacant Occupant:

Occupant Phone:

Mandatory Remarks: None Known

Sales Restrictions: REO

LISTING AGENT AND OFFICE INFORMATION

Listing Agent: Larry McKenzie (151302)

Agent Phone: (760) 644-3763

Add'l Phone: (760) 703-9888

2nd Agent: Jonette M. DeLauder (151719)

2nd Agt Phone: (760) 294-7600

2nd Add'l Phone:

Listing Office: Realty Executives

Office Phone: (760) 432-6200

Broker Office ID: 17056

Email: offers.mckenzie@gmail.com

Fax: (760) 294-7635

Pager:

SOLD INFORMATION

Off Market Date:

Close of Escrow:

Financing:

Selling Agent #:

Selling Agent Name:

SA Phone:

Sale Price:

Selling Office #:

Selling Agent Office:

SO Phone:

Exp Date:

Concessions:

FEES, ASSESSMENTS AND TERMS

H.O. Fees: \$0.00

Paid:

HO Fees Include:

Other Fees: \$0.00

Paid:

CFD/Mello Roos: \$0.00

Paid:

Total Monthly Fees: \$0.00

Assessments:

HOA:

HOA Phone:

Est % of Owner Occupancy:

Other Fees Type:

Terms: Conventional, Cash, FHA

ROOM DIMENSIONS

Living Room: 15X12 Master BR: 15X14
Dining Room: 11X10 Bedroom 2: 12X11
Family Room: 15X14 Bedroom 3: 12X0
Kitchen: 11X9 Bedroom 4: 12X10
Breakfast Area: Bedroom 5:
Extra Room 1: Extra Room 3:
Extra Room 2:

INTERIOR FEATURES

Stories: 2 Story Approx Living Space:
Interior Walls: Source of Square Feet: Assessor Record
Sub Flooring: Fireplace(s):
Floor Coverings: Fireplace Location:

Searchable Rooms: Family Room

BUILDING, COMPLEX AND EXTERIOR FEATURES

Stories in Bldg: Units in Bldg: Bldg Entry Level: Entry Level Unit: Elevator: 3 Stairs/Steps to Entry:
Architectural Style: Condo Flat Style: Exclusive Use Yard:
Construction: **Built on Site** Exterior: **Stucco** Roof: **Concrete**
Pool: **N/K**
Spa: Pool Heat:
Cooling: **N/K** Spa Heat:
Water Heater Type: Guest House:
Heat Equipment:
Forced Air Unit
Heat Source: **Natural Gas** Laundry Location: **Garage**
Laundry Utilities: **Gas**
Patio:
Security:
Equipment: **Microwave, Range/Oven**

SITE FEATURES

Approx # of Acres: Water: **Meter on Property** Parking Garage: **Attached**
Approx Lot Sq Ft: Sewer/Septic: **Sewer Connected** Parking Garage Spaces: **2**
Approx Lot Dim: Parking Non Garage:
Lot Size: **4,000-7,499 SF**
Units in Complex: Parking Non Garage Spaces:
Land Use Code: Total Parking Spaces:
Animal Designator Code: Parking for RV:
Frontage Length: Res Unit Loc: **Detached**
Fencing: **Partial** Lot Size Source: **Assessor Record** Telecom:
Irrigation: Boat Facilities:
Add'l Land Use:
Topography: **Level** Frontage:

View:
Prop Restriction: **None Known**
Structures:
Site:
Complex Features:
Miscellaneous:

SUPPLEMENTAL REMARKS