


## Client Detail with Addl Pics Report

Listings as of 03/04/10 at 10:06pm


<b>Active</b> 02/04/10	<b>Listing #</b> 21389802 <b>County:</b> Riverside	<b>82481 Valencia Ave Indio, CA 92201-3118</b> <b>Cross St:</b> Indio Blvd.	<b>Listing Price:</b> \$39,900 <b>Map:</b> 5410, F7	
	<b>Prop Type</b>	Residential	<b>Prop Subtype(s)</b>	Single Fam Res Detch
	<b>Area</b>	314-Indio S. Of E.	<b>Subdivision</b>	Not in a Development
	<b>Beds</b>	2	<b>Approx SqFt</b>	815 Other
	<b>Baths</b>	1	<b>Price/Sq Ft</b>	\$48.96
	<b>Year Built</b>	1939	<b>Lot Sq Ft (approx)</b>	7252 ((Assessor))
	<b>APN</b>	611056003	<b>Lot Acres (approx)</b>	0.166

**Directions** From Monroe, head South. Turn left on Valencia.

**Public Marketing Remark** Bank owned FIXER! Bring your contractor! This property has 2 bedrooms & 1 bath & a fireplace. Nice sized lot.

**Publication Info.**

<b>Rent/Lease</b>	No	<b>School District</b>	Other
<b>Additional Property Features</b>		<b>Fireplace</b>	No
<b>Lot #</b>	53	<b>Den/Office</b>	No
<b>Horse Property</b>	No	<b>Family Room</b>	No
<b>Garage</b>	None	<b>Pool</b>	No
<b>Formal Dining Room</b>	No	<b>Roof</b>	Other
<b>Air Conditioning</b>	No	<b>Residence Descrip.</b>	One Level
<b>Spa</b>	No		
<b>Sewer</b>	Unknown		
<b>Unit Location</b>	Not Applicable		
<b>Special Circumstances</b>		<b>Terms</b>	Cash
<b>REO/Bank Owned</b>	Yes	<b>Furnished</b>	No
<b>Land</b>	Fee		

<b>Presented By:</b>	<b>Alvin Greenwalt Jr</b> Lic: 01715823 Primary: 760-310-1166 Secondary: 760-770-6801 Other:  E-mail: <a href="mailto:alvin@alvingreenwalt.com">alvin@alvingreenwalt.com</a> Web Page: <a href="http://www.alvingreenwalt.com">http://www.alvingreenwalt.com</a>	<b>Windermere Real Estate</b> Lic: 01325548 71-691 Highway 111 Rancho Mirage, CA 92270 760-770-6801 <b>See our listings online:</b>  <a href="http://www.windermerecoachellavalley.com">http://www.windermerecoachellavalley.com</a>
 March 2010		

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<b>Active</b> 11/03/09	<b>Listing #</b> 21382082 <b>County:</b> Riverside	<b>43368 Burr St Indio, CA 92201-1881</b> <b>Cross St:</b> Fred Waring	<b>Listing Price:</b> \$50,000 <b>Map:</b> 5410, B6
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<b>Prop Type</b>	Residential	<b>Prop Subtype(s)</b>	Single Fam Res Detch
<b>Area</b>	311-Indio Central	<b>Subdivision</b>	Not in a Development
<b>Beds</b>	3	<b>Approx SqFt</b>	828
<b>Baths</b>	1	<b>Price/Sq Ft</b>	\$60.39
<b>Year Built</b>	1958	<b>Lot Sq Ft (approx)</b>	7405
<b>APN</b>	606123023	<b>Lot Acres (approx)</b>	0.170

**Public Marketing Remark** Pre-Approval only - No Pre-Quals. Tear Down oHOMEPATH FINANCING is available! Make your home in the Coachella Valley. Once a group of sleepy little villages, the Coachella Valley has become one of the nation's most popular golf and vacation destinations. While the valley continues to change over the years, one thing remains the same, magnificent clear blue skies and mild winter climate. Experience what has been the Playground of Presidents, the Haven to Hollywood Stars and Retreat for the Rich and Famous for decades. Mild Winter Temperatures Unique Beauty of the Desert Swimming & Relaxation Exceptional Dining More than 130 Golf Courses World Class Golf & Tennis Events Gaming Casinos Renowned Spas & Resorts Outdoor Activities for the Entire Family Shows & Entertainment Hiking & Bicycle Adventures Shopping ... and so much more! r remodel

### Publication Info.

<b>Rent/Lease</b>	No	<b>School District</b>	Other
<b>Additional Property Features</b>			
<b>Lot #</b>	14	<b>Fireplace</b>	No
<b>Horse Property</b>	No	<b>Den/Office</b>	No
<b>Garage</b>	None	<b>Family Room</b>	No
<b>Formal Dining Room</b>	No	<b>Pool</b>	No
<b>Air Conditioning</b>	No	<b>Roof</b>	Other
<b>Spa</b>	No	<b>Residence Descrip.</b>	One Level
<b>Sewer</b>	Unknown		
<b>Unit Location</b>	Ground Floor		
<b>Special Circumstances</b>			
<b>REO/Bank Owned</b>	Yes	<b>Terms</b>	Cash, Cash to New Loan, FHA Loan
<b>Land</b>	Fee	<b>Furnished</b>	No

<b>Presented By:</b>	<b>Alvin Greenwalt Jr</b> Lic: 01715823 Primary: 760-310-1166 Secondary: 760-770-6801 Other:  E-mail: <a href="mailto:alvin@alvingreenwalt.com">alvin@alvingreenwalt.com</a> Web Page: <a href="http://www.alvingreenwalt.com">http://www.alvingreenwalt.com</a>	<b>Windermere Real Estate</b> Lic: 01325548 71-691 Highway 111 Rancho Mirage, CA 92270 760-770-6801 <b>See our listings online:</b>  <a href="http://www.windermerecoachellavalley.com">http://www.windermerecoachellavalley.com</a>
		
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## Client Detail with Addl Pics Report

Listings as of 03/04/10 at 10:06pm

<b>Active 01/20/10</b>	<b>Listing # 21388536</b> <b>County: Riverside</b>	<b>81641 Avenue 48 #64 Indio, CA 92201-6747</b> <b>Cross St: Ave 48</b>	<b>Listing Price: \$74,750</b> <b>Map: 5470, D3</b>
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<b>Prop Type</b>	Residential	<b>Prop Subtype(s)</b>	Single Fam Res Detch
<b>Area</b>	314-Indio S. Of E.	<b>Subdivision</b>	Desert Groves
<b>Beds</b>	2	<b>Approx SqFt</b>	1248
<b>Baths</b>	2	<b>Price/Sq Ft</b>	\$59.90
<b>Year Built</b>	1988	<b>Lot Sq Ft (approx)</b>	4792
<b>APN</b>	616220051	<b>Lot Acres (approx)</b>	0.110



**Directions** Ave 48 between Monroe & Madison

**Public Marketing Remark** Charming 2 bedroom 2 bath Mobile Home situated in Desert Grove Estates 55+ Community. This is a Fannie Mae HomePath property. Purchase this property for as little as 3% Down! This property is approved for HomePath Mortgage Financing.

**Publication Info.**

**Rent/Lease** No

**Association Features**

**Association Features** Assoc Club Hse/Rec, Homeowners Assoc, Assoc Pool

**Building Description**

**Building Description** Freestanding, Direct Garage Access, Manufactured Home

**Interior / Exterior**

**Interior/Exterior** Driveway

**Lot / Community Description**

**Lot/Community Desc** CC&R's, Gated Community

**Additional Property Features**

<b>Lot #</b>	64	<b>School District</b>	Other
<b>Horse Property</b>	No	<b>Fireplace</b>	No
<b>Garage</b>	Double	<b>Den/Office</b>	No
<b>Formal Dining Room</b>	No	<b>Family Room</b>	No
<b>Air Conditioning</b>	Yes	<b>Pool</b>	Yes
<b>Pool Location</b>	Community	<b>Pool Type</b>	In Ground
<b>Spa</b>	Yes	<b>Spa Description</b>	Community, In Ground
<b>Roof</b>	Comp/Shingle	<b>Sewer</b>	Assessments, Unknown

**Residence Descrip.** One Level  
**Special Circumstances**  
**REO/Bank Owned** Yes  
**Land** Fee  
**Furnished** No

**Unit Location** Not Applicable  
**Terms** Cash, Fannie Mae  
**Assoc Dues #1** \$160.00

**Presented By:**



**Alvin Greenwalt Jr**

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March 2010

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## Client Detail with Addl Pics Report

Listings as of 03/04/10 at 10:06pm

<b>Active 02/01/10</b>	<b>Listing # 41389594</b> <b>County: Riverside</b>	<b>47800 Madison #36 Indio, CA 92201</b> <b>Cross St: Avenue 48/Madison</b>	<b>Listing Price: \$76,900</b> <b>Map: 5470, C3</b>
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<b>Prop Type</b>	Residential	<b>Prop Subtype(s)</b>	Single Fam Res Detch
<b>Area</b>	314-Indio S. Of E.	<b>Subdivision</b>	Sunny Side Estates
<b>Beds</b>	3	<b>Approx SqFt</b>	1102 Assessor
<b>Baths</b>	2	<b>Price/Sq Ft</b>	\$69.78
<b>Year Built</b>	1991	<b>Lot Sq Ft (approx)</b>	2614 ((Assessor))
<b>APN</b>	616155016	<b>Lot Acres (approx)</b>	0.060



**Directions** Hwy. 111 - turn South. Turn into Gate area. Turn Right after the first Stop Sign. Continue straight - Turn Left.  
**Public Marketing Remark** Single Family Home in Gated/Guarded Sunny Side Estates community. 3BR/2BA, Stick Built Home. Nice Open Floor Plan. Located near Schools, Shopping and Restaurants. Community Pool and Spa!

**Publication Info.**

<b>Rent/Lease</b>	No		
<b>Association Features</b>			
<b>Association Features</b>	Assoc Pool, Assoc Spa		
<b>Lot / Community Description</b>			
<b>Lot/Community Desc</b>	CC&R's, Gated Comm.W/Guard		
<b>Additional Property Features</b>			
<b>Lot #</b>	36	<b>School District</b>	Desert Sands Unified
<b>Horse Property</b>	No	<b>Fireplace</b>	No
<b>Fireplace Location</b>	Great Room	<b>Garage</b>	Double
<b>Garage Description</b>	Attached	<b>Den/Office</b>	No
<b>Formal Dining Room</b>	No	<b>Family Room</b>	Yes
<b>Fam Room Separate</b>	No	<b>Air Conditioning</b>	Yes
<b>AC Type</b>	Central	<b>Pool</b>	Yes
<b>Pool Location</b>	Community	<b>Pool Type</b>	In Ground
<b>Spa</b>	Yes	<b>Spa Description</b>	Community
<b>Roof</b>	Comp/Shingle	<b>Sewer</b>	In Connected & Paid
<b>Residence Descrip.</b>	One Level	<b>Unit Location</b>	Ground Floor
<b>Special Circumstances</b>			
<b>REO/Bank Owned</b>	Yes	<b>Terms</b>	Cash, Cash to New Loan
<b>Land</b>	Fee	<b>Assoc Dues #1</b>	\$165.00 (Buyer to Verify)
<b>Furnished</b>	No		

**Presented By:**



**Alvin Greenwalt Jr**

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<b>Active 10/29/09</b>	<b>Listing # 21381340</b> <b>County: Riverside</b>	<b>81340 Miles Ave Indio, CA 92201-2823</b> <b>Cross St: Clinton St</b>	<b>Listing Price: \$99,900</b> <b>Map: 5410, C7</b>
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<b>Prop Type</b>	Residential	<b>Prop Subtype(s)</b>	Single Fam Res Detch
<b>Area</b>	314-Indio S. Of E.	<b>Subdivision</b>	Not in a Development
<b>Beds</b>	3	<b>Approx SqFt</b>	1882
<b>Baths</b>	2	<b>Price/Sq Ft</b>	\$53.08
<b>Year Built</b>	1959	<b>Lot Sq Ft (approx)</b>	6970
<b>APN</b>	608053024	<b>Lot Acres (approx)</b>	0.160



**Directions** From I-10 freeway - Monroe St Exit(South) to Miles ave (Right) - Home is on the Right side of the street.  
**Public Marketing Remark** (Back on Market 2/26/10) Check out this great home! This 2 Bedroom / 2 bath home has a large living room, fireplace, a spacious kitchen and a super large 2 car garage. Additional rooms include office, storage or Casita type areas. Buyer to verify all information. Bank / Corporate Owned - Sold in as is condition. No repairs, warranties, or disclosures provided by the seller.

**Publication Info.**

**Rent/Lease** No

**Additional Property Features**

**Lot #** 12

**Horse Property** No

**Garage** Double

**Formal Dining Room** No

**Air Conditioning** Yes

**School District** Other

**Fireplace** Yes

**Den/Office** Yes

**Family Room** Yes

**Pool** No

Spa  
Sewer  
Unit Location  
Special Circumstances  
REO/Bank Owned  
Land

No  
Unknown  
Ground Floor  
  
Yes  
Fee

Roof  
Residence Descrip.

Other  
One Level

Terms  
Furnished

Cash, Cash to New Loan  
No

**Presented By:**



March 2010

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