

Client Detail with Addl Pics Report

Listings as of 05/23/11 at 10:54pm

Active 05/23/11	Listing # 21429031 County: Riverside	57929 Santa Rosa Trl La Quinta, CA 92253-7761 Cross St: 58th/Madison	Listing Price: \$419,000 Map: 5530, C6
------------------------	---	---	---



Prop Type	Residential	Prop Subtype(s)	Single Fam Res Detch
Area	313-La Quinta S.OfH	Subdivision	Santa Rosa Trail
Beds	4	Approx SqFt	2659 Assessor
Baths(FTHQ)	4 (3 0 1 0)	Price/Sq Ft	\$157.58
Year Built	2005	Lot Sq Ft (approx)	10019 ((Assessor))
APN	762460002	Lot Acres (approx)	0.230





Public Marketing Remark Wow! Great home located in the gated Santa Rosa Trail community! This home is approx. 2,659 Sqft with 3 bedrooms and 2.5 baths in the main house PLUS a casita with 1 bedroom and 1 bath. Beautiful island style kitchen with slab granite counter tops, pantry, dining area and large living room w/ fireplace. Master Suite has a fireplace, large walk-in closet and a private bathroom that includes a oval tub, separate glass shower and H&H sinks. Other features include a tile roof, indoor laundry room, 3 car garage and walled rear yard with pool/spa! Sold in AS-IS condition.

Residence Descrip.	One Level	Unit Location	Not Applicable
Entry Floor Number	0		
Sale Type		Rent/Lease	No
REO/Bank Owned	Yes	Total Floors in Bldg	0
Homeowners Assn	Yes	Fireplace	Yes
AC Type	Air Conditioning, Central	Kitchen Features	Island
Fireplace Location	Living Room, Master Bedroom	Pool	Yes
Lot/Community Desc	CC&R's, Gated Community	Spa	Yes
Pool Description	Private Pool, In Ground	Security	Gated Community
Spa Description	Private, In Ground		
Rooms	Living Room, Guest House/Casita, Master Bedroom, Walk In Closet(s)	School District	Other
Additional Property Features		Garage	Triple
Lot #	2	Other Prkg Spc Total	0.00
Horse Property	No	Laundry	Individual Room, Inside
# of Remote Controls	0	Sewer	In Connected & Paid
Covered Prkg Total	0.00	Terms	Cash, Cash to New Loan
Roof	Concrete Tile	Assoc Dues #1	\$175.00 (Buyer to Verify)
Financial Information			
Trnsfr of Possession	Close of Escrow		
Land	Fee		
Furnished	No		

Presented By:



May 2011

Alvin Greenwalt Jr

Lic: 01715823
 Primary: 760-310-1166
 Secondary: 760-770-6801
 Other:

E-mail: alvin@alvingreenwalt.com
 Web Page: <http://www.alvingreenwalt.com>

Windermere Real Estate

Lic: 01325548
 71-691 Highway 111
 Rancho Mirage, CA 92270
 760-770-6801

See our listings online:

<http://www.WindermereSoCal.com>

All information herein has not been verified and is not guaranteed.
 Copyright ©2011 Rapattoni Corporation. All rights reserved.
 U.S. Patent 6,910,045



Client Detail with Addl Pics Report

Listings as of 05/23/11 at 10:54pm

Active 03/28/11	Listing # 21424783 County: Riverside	46224 Point Happy Way La Quinta, CA 92253-2457 Cross St: Washinton	Listing Price: \$439,900 Map: 849, H5
------------------------	---	---	--



Prop Type	Residential	Prop Subtype(s)	Single Fam Res Detch
Area	313-La Quinta S.OfH	Subdivision	Point Happy Estates
Beds	3	Approx SqFt	2790
Baths(FTHQ)	4 (3 0 1 0)	Price/Sq Ft	\$157.67
Year Built	2005	Lot Sq Ft (approx)	11761
APN	643240012	Lot Acres (approx)	0.270



Directions Washington past Vons. Enter on right.

Public Marketing Remark Welcome to Point Happy. You will love the high ceilings. This home is very spacious and has a lovely layout. With a pool and spa you can entertain or relax pool side. Combine the natural beauty, privacy and prime central location of this special property with the world-class amenities of a thriving community and you have a once-in-a-lifetime opportunity to enjoy the ultimate desert lifestyle. You will feel great getting this one before anyone else does.

Residence Descrip.	One Level	Unit Location	Ground Floor
Entry Floor Number	0	Rent/Lease	No
Sale Type		AC Type	Central
REO/Bank Owned	Yes	Pool	Yes
Total Floors in Bldg	0	Spa	Yes
Fireplace	Yes	School District	Other
Pool Description	In Ground	Garage	Double
Spa Description	In Ground	Other Prkg Spc Total	0.00
Additional Property Features		Roof	Tile
Lot #	12	Land	Fee
Horse Property	No	Assoc Fee Frequency1	Monthly
# of Remote Controls	0		
Covered Prkg Total	0.00		
Sewer	Unknown		
Financial Information			
Terms	Cash, Cash to New Loan		
Assoc Dues #1	\$216.00		
Furnished	No		

Presented By:

Alvin Greenwalt Jr

Lic: 01715823
Primary: 760-310-1166
Secondary: 760-770-6801
Other:

E-mail: alvin@alvingreenwalt.com
Web Page: <http://www.alvingreenwalt.com>

Windermere Real Estate

Lic: 01325548
71-691 Highway 111
Rancho Mirage, CA 92270
760-770-6801

See our listings online:

<http://www.WindermereSoCal.com>

All information herein has not been verified and is not guaranteed.
Copyright ©2011 Rapattoni Corporation. All rights reserved.
U.S. Patent 6,910,045



May 2011

Client Detail with Addl Pics Report

Listings as of 05/23/11 at 10:54pm

Active 03/01/11	Listing # 21422646 County: Riverside	57214 Merion La Quinta, CA 92253-5028 Cross St: Riviera	Listing Price: \$448,500 Map: 5530, A6
------------------------	---	--	---



Prop Type	Residential	Prop Subtype(s)	Single Fam Res Detch
Area	313-La Quinta S.OfH	Subdivision	PGA Nicklaus Private
Beds	4	Approx SqFt	2986 Assessor
Baths(FTHQ)	4 (3 0 1 0)	Price/Sq Ft	\$150.20
Year Built	1990	Lot Sq Ft (approx)	3049 ((Assessor))
APN	762031028	Lot Acres (approx)	0.070





Public Marketing Remark Great home located in PGA Nicklaus Private in La Quinta! This home has 3 bedrooms and 2.5 bathrooms in the main house PLUS a casita with 1 bedroom and 1 bathroom! There are tall ceilings throughout, a family room, living room w/ fireplace, wet bar, island style kitchen w/ tile countertops, and dining room! The master bedroom includes a large walk in closet, private bath with H&H sinks, a large tub and separate shower. Other features include an indoor laundry room, two car garage, golf cart garage, tile roof, and more! Sold in AS-IS condition!

Residence Descrip.	One Level	Unit Location	Not Applicable
Entry Floor Number	0		
Sale Type		Rent/Lease	No
REO/Bank Owned	Yes	Total Floors in Bldg	0
Homeowners Assn	Yes	AC Type	Air Conditioning, Central
Interior/Exterior	Wet Bar	Fireplace Location	Living Room
Fireplace	Yes	Pool	No
Kitchen Features	Island, Open to Family Room	Rooms	Family Room, Fam Room Separate, Living Room, Guest House/Casita, Dining Room, Master Bedroom, Walk In Closet(s)
Spa	No		
Additional Property Features		School District	Other
Lot #	2	Tax Mello Roos	Unknown
Horse Property	No	# of Remote Controls	0
Garage	Double (plus golf cart garage)	Covered Prkg Total	0.00
Other Prkg Spc Total	0.00	Sewer	Unknown
Roof	Tile		
Financial Information		Terms	Cash, Cash to New Loan
Trnsfr of Possession	Close of Escrow	Assoc Dues #1	\$597.00 (Buyer to Verify)
Land	Fee	Furnished	No
Assoc Fee Frequency¹	Monthly		

Presented By:



May 2011

Alvin Greenwalt Jr

Lic: 01715823
 Primary: 760-310-1166
 Secondary: 760-770-6801
 Other:

E-mail: alvin@alvingreenwalt.com
 Web Page: <http://www.alvingreenwalt.com>

Windermere Real Estate

Lic: 01325548
 71-691 Highway 111
 Rancho Mirage, CA 92270
 760-770-6801

See our listings online:


<http://www.WindermereSoCal.com>

All information herein has not been verified and is not guaranteed.
 Copyright ©2011 Rapattoni Corporation. All rights reserved.
 U.S. Patent 6,910,045



Client Detail with Addl Pics Report

Listings as of 05/23/11 at 10:54pm

Active 05/23/11	Listing # 21429073 County: Riverside	51494 Via Sorrento La Quinta, CA 92253-9043 Cross St: Jefferson	Listing Price: \$500,000 Map: 5470, B6	
	Prop Type	Residential	Prop Subtype(s)	Single Fam Res Detch
	Area	313-La Quinta S.OfH	Subdivision	Mountain View CC
	Beds	4	Approx SqFt	2811
	Baths(FTHQ)	4 (4 0 0 0)	Price/Sq Ft	\$177.87
	Year Built	2005	Lot Sq Ft (approx)	9583
	APN	777340024	Lot Acres (approx)	0.220



Public Marketing Remark Bank Owned and Sold As Is. This beautiful home is located in the great Mountain View CC surrounded by lake, mountain and golf views. The home is in good condition with an open and spacious floorplan. Granite countertops, upgraded kitchen, ceramic tile, carpet in bedrooms, fireplace, walk in closets and much more. Covered concrete patio that is ideal for entertaining. All aspects to be verified by buyer

Country	United States	Bedroom Features	Walk In Closet(s), Main Floor Mstr Bdrm
Bathroom Features	Double Vanity(s)	Residence Descrip.	One Level
Unit Location	Not Applicable	Entry Floor Number	0
Entry Location	Living Room	Rent/Lease	No
Sale Type	Yes	Homeowners Assn	Yes
REO/Bank Owned	Yes	Building Description	No Common Walls
Association Features	Assoc Gym/Exercise, Assoc Sauna, Assoc Sport Court, Assoc Tennis	Interior/Exterior	Ceiling Fan, High Ceilings 9 ft+
Golf Course in Dev.	Yes	AC Type	Air Conditioning, Central
Total Floors in Bldg	0	Foundation	Concrete Slab
Heating Type	Forced Air	Windows	Window Blinds
Fencing	Stucco Wall	Fireplace	Yes
Floors	Ceramic Tile, Wall to Wall Carpet	Fireplace Location	Family Room
Patio	Yes	Lot/Community Desc	CC&R's, Gated Community
Patio Description	Covered, Concrete Slab	Pool Description	Community Pool, Heated & Filtered, In Ground
Kitchen Features	Counter Top, Island, Open to Family Room	Spa Description	Community, Association Spa
Pool	Yes	Rooms	Den/Office, Family Room, Great Room
Spa	Yes	View	Golf Course View, Lake Front View, Mountain View
Security	Gated Community	School District	Desert Sands Unified
Eat Area	Formal Dining Room, Brkfast Counter/Bar, Breakfast Nook	Garage	Double
Additional Property Features		Parking Description	Garage
Lot #	144	Other Prkg Spc Total	0.00
Horse Property	No		
# of Remote Controls	0		
Parking Features	Direct Garage Access, Driveway		

Covered Prkg Total
Roof
Water

0.00
Concrete Tile
District

Laundry
Sewer
Sprinklers

Individual Room, Inside
In Connected & Paid
Auto Timer

Financial Information
Terms

Cash, Conventional, Cash to New Loan, VA
Loan, FHA Loan
\$343.00 (Buyer to verify)

Land

Fee

Assoc Dues #1

Furnished

No

Presented By:

Alvin Greenwalt Jr

Windermere Real Estate



Lic: 01715823
Primary: 760-310-1166
Secondary: 760-770-6801
Other:

Lic: 01325548
71-691 Highway 111
Rancho Mirage, CA 92270
760-770-6801

E-mail: alvin@alvingreenwalt.com
Web Page: <http://www.alvingreenwalt.com>

See our listings online:

<http://www.WindermereSoCal.com>

May 2011

All information herein has not been verified and is not guaranteed.
Copyright ©2011 Rapattoni Corporation. All rights reserved.
U.S. Patent 6,910,045



Client Detail with Addl Pics Report

Listings as of 05/23/11 at 10:54pm

Active 12/14/10	Listing # 21416336 County: Riverside	79998 Fresa La Quinta, CA 92253-8527 Cross St: Citrus	Listing Price: \$514,500 Map: 5470, A7
------------------------	---	--	---



Prop Type	Residential	Prop Subtype(s)	Single Fam Res Detch
Area	313-La Quinta S.OfH	Subdivision	The Citrus
Beds	3	Approx SqFt	2886
Baths(FTHQ)	4 (1 2 1 0)	Price/Sq Ft	\$178.27
Year Built	2001	Lot Sq Ft (approx)	10454
APN	776240022	Lot Acres (approx)	0.240





Directions 52nd street gate right on citrus to fresa.

Public Marketing Remark Bank Owned inside The Citrus Country Club. Your opportunity to live in this beautiful country club with this move in ready Trovita 2 plan with over 2800 sqft. Home has 3 bedrooms and 3 1/2 baths. Gourmet kitchen with granite counters opening into the large family room with a fireplace. Tile floors through out and a wet bar located between living room and family room for easy entertaining. Large master bedroom with area for a sitting room. Each bedroom has its own private bath. Lots of shutter throughout the home. Rear yard nicely landscape with pool and spa over looking the 11th green of the course. Call for your personal tour.

Bedroom Features	Master Suite	Year Built	Assessor
Residence Descrip.	One Level	Unit Location	Ground Floor
Entry Floor Number	0	Rent/Lease	No
Sale Type	Yes	Golf Course in Dev.	Yes
REO/Bank Owned	Assoc Maint/Lndscp'g (front yard in front of gate)	Total Floors in Bldg	0
Association Features	Yes	Heating Type	Forced Air
Golf Mem Available	Wet Bar	Fencing	Block Wall
Interior/Exterior	Air Conditioning, Central	Fireplace	Yes
AC Type	Ceramic Tile	Fireplace Location	Family Room
Floors	Concrete Slab	Pool	Yes
Patio Description	CC&R's, Gated Comm.W/Guard, On The Golf Course	Spa	Yes
Lot/Community Desc	Private Pool	Security	Gated Comm. W Guard
Pool Description	Private	Eat Area	Area
Spa Description	Family Room	School District	Other
Rooms	Golf Course View	Garage	Double
View		Other Prkg Spc Total	0.00
Additional Property Features		Laundry	Area
Lot #	74	Sewer	Unknown
Horse Property	No	Water District	coachella valley
# of Remote Controls	0	Land	Fee
Covered Prkg Total	0.00	Furnished	No
Roof	Concrete Tile	Association Name	The Citrus Country Club
Water	District		
Sprinklers	Auto Timer, Sprinkler System		
Financial Information			
Terms	Cash, Cash to New Loan		
Assoc Dues #1	\$367.00 (buyer to verify)		
Ext. Construction	Stucco		
Mgmt Company Name	Albert Associatin Management		

Presented By:



May 2011

Alvin Greenwalt Jr

Lic: 01715823
 Primary: 760-310-1166
 Secondary: 760-770-6801
 Other:

E-mail: alvin@alvingreenwalt.com
 Web Page: <http://www.alvingreenwalt.com>

Windermere Real Estate

Lic: 01325548
 71-691 Highway 111
 Rancho Mirage, CA 92270
 760-770-6801

See our listings online:

<http://www.WindermereSoCal.com>

All information herein has not been verified and is not guaranteed.
 Copyright ©2011 Rapattoni Corporation. All rights reserved.
 U.S. Patent 6,910,045



Client Detail with Addl Pics Report

Listings as of 05/23/11 at 10:54pm

Active 01/10/11	Listing # 21418153 County: Riverside	79960 Tangelo La Quinta, CA 92253-6508 Cross St: Mandarinina	Listing Price: \$517,400 Map: 5470, A7
------------------------	---	---	---



Prop Type	Residential	Prop Subtype(s)	Single Fam Res Detch
Area	313-La Quinta S.OfH	Subdivision	The Citrus
Beds	3	Approx SqFt	3306 Assessor
Baths(FTHQ)	4 (2 1 1 0)	Price/Sq Ft	\$156.50
Year Built	1999	Lot Sq Ft (approx)	10019 ((Assessor))
APN	776230022	Lot Acres (approx)	0.230





Directions Be sure to show guard your RE license at gate. From Jefferson gate, go through left gate, left on Tangelo.
Public Marketing Remark Bank owned! Just reduced! One of the lowest priced homes at The Citrus. 3 BR, 3.5 BA Cozumel model on the golf course at The Citrus. Great views with a spacious, open floor plan. Travertine flooring, granite countertops with island, designer painting, wet bar. Split bedroom floorplan with huge master bedroom and bath with jacuzzi tub surrounded by marble, separate shower and oversized walk-in closets. Each bedroom has its own bathroom and one of the bedrooms has a separate entrance off of the entry. Large pool sized lot. Cash buyers--purchaser(s), of the Property may not re-sell, record an additional conveyance document, or otherwise transfer title to the Property within 60 days following the Grantor's execution of this Deed. Auction is slated for June 20, 2011. Offers may be submitted before June 14, 2011 (preauction).

Bedroom Features	Master Suite	Year Built	Assessor
Residence Descrip.	One Level	Unit Location	Not Applicable
Entry Door Faces	West	Entry Floor Number	0
Sale Type		Rent/Lease	No
REO/Bank Owned	Yes	Golf Course in Dev.	Yes
Builders Model Name	Cozumel	Interior/Exterior	Wet Bar
Total Floors in Bldg	0	Fireplace	Yes
AC Type	Air Conditioning, Central	Spa	No
Pool	No	View	Golf Course View
Security	Gated Comm. W Guard	School District	Other
Additional Property Features		Garage	Double (with golf cart garage)
Lot #	22	# of Remote Controls	0
Horse Property	No	Other Prkg Spc Total	0.00
Garage Description	Attached	Roof	Comp/Shingle, Clay Tile
Parking Description	Golf Cart Garage	Water	District
Covered Prkg Total	0.00		
Sewer	In Connected & Paid	Land	Fee
Sprinklers	Sprinkler System	Furnished	No
Financial Information		Building Style	Calif Bungalow
Terms	Cash to New Loan	Mgmt Company Name	Albert Assoc. Mgmt
Assoc Dues #1	\$380.00 (buyer to verify)		
Association Name	Citrus HOA,		
HOA Pet Rules	Assoc Pet Rules		

Presented By:	Alvin Greenwalt Jr	Windermere Real Estate
	 Lic: 01715823 Primary: 760-310-1166 Secondary: 760-770-6801 Other: E-mail: alvin@alvingreenwalt.com Web Page: http://www.alvingreenwalt.com	Lic: 01325548 71-691 Highway 111 Rancho Mirage, CA 92270 760-770-6801 See our listings online: http://www.WindermereSoCal.com
May 2011		

All information herein has not been verified and is not guaranteed.
 Copyright ©2011 Rapattoni Corporation. All rights reserved.
 U.S. Patent 6,910,045

