

# Client Detail with Addl Pics Report

Listings as of 05/23/11 at 10:40pm

<b>Active 04/26/11</b>	<b>Listing # 21426987</b> <b>County: Riverside</b>	<b>72917 Willow St Palm Desert, CA 92260-5725</b> <b>Cross St: Pines to Palms</b>	<b>Listing Price: \$409,500</b> <b>Map: 848, E3</b>
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<b>Prop Type</b>	Residential	<b>Prop Subtype(s)</b>	Single Fam Res Detch
<b>Area</b>	323-Palm Desert S.	<b>Subdivision</b>	Not in a Development
<b>Beds</b>	3	<b>Approx SqFt</b>	3016
<b>Baths(FTHQ)</b>	3 (2 0 1 0)	<b>Price/Sq Ft</b>	\$135.78
<b>Year Built</b>	1977	<b>Lot Sq Ft (approx)</b>	13504
<b>APN</b>	628102008	<b>Lot Acres (approx)</b>	0.310



**Directions** Pines to palm left Busera, left frontage, right Willow, home is on the right  
**Public Marketing Remark** Beautiful Santa Fe style home with a large courtyard. This home has sliders for easy access to the courtyard and the pool area. Recently remodeled bathrooms add to the elegance of this home. Extremely close to El Paseo and all the restaurants and shops that it has to offer.

<b>Residence Descrip.</b>	One Level	<b>Unit Location</b>	Not Applicable
<b>Entry Floor Number</b>	0	<b>Rent/Lease</b>	No
<b>Sale Type</b>	REO/BANK OWNED	<b>AC Type</b>	Air Conditioning
<b>REO/Bank Owned</b>	Yes (REO BANK OWNED)	<b>Pool</b>	Yes (The bank is currently trying to repair)
<b>Total Floors in Bldg</b>	0	<b>Spa</b>	No (Possibly will have to be removed)
<b>Fireplace</b>	Yes (living room)	<b>School District</b>	Other
<b>Pool Description</b>	Fiberglass, Private Pool	<b>Garage</b>	Double
<b>Additional Property Features</b>		<b>Other Prkg Spc Total</b>	0.00
<b>Lot #</b>	44	<b>Roof</b>	Foam
<b>Horse Property</b>	No	<b>Terms</b>	Cash, Cash to New Loan
<b># of Remote Controls</b>	0	<b>Furnished</b>	No
<b>Covered Prkg Total</b>	0.00		
<b>Sewer</b>	Unknown		
<b>Financial Information</b>			
<b>Trnsfr of Possession</b>	Close of Escrow		
<b>Land</b>	Fee		

<b>Presented By:</b>	<b>Alvin Greenwalt Jr</b> Lic: 01715823 Primary: 760-310-1166 Secondary: 760-770-6801 Other:	<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.WindermereSoCal.com">http://www.WindermereSoCal.com</a>
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May 2011		

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 U.S. Patent 6,910,045



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Listings as of 05/23/11 at 10:40pm

<b>Active 05/05/11</b>	<b>Listing # 21427880</b> <b>County: Riverside</b>	<b>73080 Joshua Tree St Palm Desert, CA 92260-4771</b> <b>Cross St: Ironwood St.</b>	<b>Listing Price: \$439,000</b> <b>Map: 848, E2</b>
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<b>Prop Type</b>	Residential	<b>Prop Subtype(s)</b>	Single Fam Res Detch
<b>Area</b>	323-Palm Desert S.	<b>Subdivision</b>	Not in a Development
<b>Beds</b>	3	<b>Approx SqFt</b>	3678 Assessor
<b>Baths(FTHQ)</b>	3 (3 0 0 0)	<b>Price/Sq Ft</b>	\$119.36
<b>Year Built</b>	1972	<b>Lot Sq Ft (approx)</b>	20473 ((Assessor))
<b>APN</b>	627294007	<b>Lot Acres (approx)</b>	0.470



**Directions** From Hwy. 111, take San Luis Rey South, then turn Right on Joshua Tree. Go just over 1/2 mile and house will be on your right.  
**Public Marketing Remark** Bank Owned, 3 Bedroom + Den Home That Has a Fireplace and Wet Bar. Large Family Room That Overlooks Front Patio and Expansive Front Yard. Large Master Bedroom with Cedar Lined Walk-In Closet and Spacious Bathroom. The Backyard Has Lots of Potential With Patio Overlooking Pool Area. Great Investment opportunity In An Upscale Neighborhood.

<b>Bedroom Features</b>	Master Suite, Walk In Closet(s)	<b>Year Built Source</b>	Assessor
<b>Residence Descrip.</b>	One Level	<b>Unit Location</b>	Not Applicable
<b>Entry Door Faces</b>	East	<b>Entry Floor Number</b>	0
<b>Entry Location</b>	Grnd Level No Steps		
<b>Sale Type</b>			
<b>REO/Bank Owned</b>	Yes	<b>Rent/Lease</b>	No
<b>Total Floors in Bldg</b>	0	<b>Heating Type</b>	Forced Air, Central Furnace, Natural Gas
<b>AC Type</b>	Air Conditioning, Electric	<b>Fireplace</b>	Yes
<b>Fireplace Location</b>	Den, Living Room	<b>Cooking Appliances</b>	Built-In Electric
<b>Lot/Community Desc</b>	Gated Parking	<b>Pool</b>	Yes
<b>Pool Description</b>	Private Pool, Filtered	<b>Spa</b>	No
<b>Rooms</b>	Bonus Room	<b>Eat Area</b>	Formal Dining Room, Breakfast Nook
<b>View</b>	Mountain View		

**Additional Property Features**

**Lot #** 10  
**Horse Property** No  
**Garage Door Opener** Yes  
**Parking Features** Driveway Gate  
**Covered Prkg Total** 0.00  
**Roof** Tar & Gravel  
**Water** District  
**TV Services** Cable  
**Financial Information**  
**Terms** Cash, Cash to New Loan  
**Furnished** No

**School District**  
**Garage** Double  
**# of Remote Controls** 0  
**Other Prkg Spc Total** 0.00  
**High School** Palm Desert High Sch  
**Sewer** In Connected & Paid  
**Water Heater Feature** Gas  
  
**Land** Fee  
**Building Style** Ranch

**Presented By:****Alvin Greenwalt Jr**

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# Client Detail with Addl Pics Report

Listings as of 05/23/11 at 10:40pm

<b>Active</b> 09/13/10	Listing # 21408021 County: Riverside	75930 Gill Ct Palm Desert, CA 92211-8970 Cross St: El Dorado	Listing Price: \$489,900 Map: 819, B5
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Prop Type	Residential	Prop Subtype(s)	Single Fam Res Detch
Area	324-Palm Desert East	Subdivision	Sunterrace
Beds	4	Approx SqFt	2502 Assessor
Baths(FTHQ)	3 (3 0 0 0)	Price/Sq Ft	\$195.80
Year Built	1998	Lot Sq Ft (approx)	16988 ((Assessor))
APN	632540061	Lot Acres (approx)	0.390



**Public Marketing Remark** Beautiful Bank-Owned in SunTerrace / Property shows very clean / Pool, Large, private backyard /

<b>Residence Descrip.</b>	One Level	<b>Unit Location</b>	Not Applicable
<b>Entry Floor Number</b>	0	<b>Rent/Lease</b>	No
<b>Sale Type</b>	REO/Bank Owned	<b>AC Type</b>	Air Conditioning
<b>REO/Bank Owned</b>	Yes	<b>Lot/Community Desc</b>	CC&R's, Gated Community
<b>Total Floors in Bldg</b>	0	<b>Pool Description</b>	Private Pool, In Ground
<b>Fireplace</b>	Yes	<b>Spa Description</b>	Private, In Ground
<b>Pool</b>	Yes	<b>School District</b>	Other
<b>Spa</b>	Yes	<b>Garage</b>	Triple
<b>Security</b>	Gated Community	<b>Other Prkg Spc Total</b>	0.00
<b>Additional Property Features</b>		<b>Roof</b>	Concrete Tile
<b>Lot #</b>	37	<b>Land</b>	Fee
<b>Horse Property</b>	No	<b>Furnished</b>	No
<b># of Remote Controls</b>	0		
<b>Covered Prkg Total</b>	0.00		
<b>Sewer</b>	Unknown		
<b>Financial Information</b>			
<b>Terms</b>	Cash, Conventional		
<b>Assoc Dues #1</b>	\$119.00		

**Presented By:**



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# Client Detail with Addl Pics Report

Listings as of 05/23/11 at 10:40pm

<b>Active 02/24/11</b>	<b>Listing # 21422182</b> <b>County: Riverside</b>	<b>71347 Oasis Trl Palm Desert, CA 92260-6323</b> <b>Cross St: Painted Canyon Rd.</b>	<b>Listing Price: \$534,000</b> <b>Map: 848, B4</b>
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<b>Prop Type</b>	Residential	<b>Prop Subtype(s)</b>	Single Fam Res Detch
<b>Area</b>	323-Palm Desert S.	<b>Subdivision</b>	Cahuilla Hills
<b>Beds</b>	5	<b>Approx SqFt</b>	3400
<b>Baths(FTHQ)</b>	4 (4 0 0 0)	<b>Price/Sq Ft</b>	\$157.06
<b>Year Built</b>	1999	<b>Lot Sq Ft (approx)</b>	51401
<b>APN</b>	628330021	<b>Lot Acres (approx)</b>	1.180





**Directions** Hwy74, turn right on Cahuilla Way. Cahuilla Way turns into Cat Canyon Rd., Cat Canyon Rd. turns slightly and turns into Cholla Way. Turn right at Paisano, 2nd left on Chuckwalla Way, Turn right on Painted Canyon Rd Left on Quail Rd., slight right on Oasis  
**Public Marketing Remark** 5 bedroom 4 bath custom built home located in Cahuilla Hills with a beautiful view overlooking desert views. Come and add your finishing touches to this beautiful green house.

<b>Country</b>	United States	<b>Residence Descrip.</b>	Two Levels
<b>Unit Location</b>	Split Level	<b>Entry Floor Number</b>	0
<b>Sale Type</b>		<b>Rent/Lease</b>	No
<b>REO/Bank Owned</b>	Yes	<b>Total Floors in Bldg</b>	0
<b>Homeowners Assn</b>	No	<b>AC Type</b>	Air Conditioning
<b>Heating Type</b>	Forced Air	<b>Pool</b>	Yes
<b>Fireplace</b>	Yes	<b>Spa</b>	Yes
<b>Pool Description</b>	In Ground	<b>View</b>	Desert View, City View, Panoramic View, Mountain View
<b>Spa Description</b>	In Ground		
<b>Additional Property Features</b>		<b>School District</b>	Other
<b>Lot #</b>	1	<b>Garage</b>	Triple
<b>Horse Property</b>	No	<b>Other Prkg Spc Total</b>	0.00
<b># of Remote Controls</b>	0	<b>Roof</b>	Tar & Gravel
<b>Covered Prkg Total</b>	0.00	<b>Water</b>	District
<b>Sewer</b>	Septic Tank		
<b>Water District</b>	CVWD	<b>Land</b>	Fee
<b>Financial Information</b>			
<b>Terms</b>	Cash, Cash to New Loan		
<b>Furnished</b>	No		

**Presented By:**



May 2011

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# Client Detail with Addl Pics Report

Listings as of 05/23/11 at 10:40pm

<b>Active</b> 12/01/10	Listing # 21415411 County: Riverside	27 Lucerne Dr Palm Desert, CA 92260-0618 Cross St: Hillcrest	Listing Price: \$545,000 Map: 818, H2
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<b>Prop Type</b>	Residential	<b>Prop Subtype(s)</b>	Single Fam Res Detch
<b>Area</b>	322-Palm Desert N.	<b>Subdivision</b>	Montecito Homes
<b>Beds</b>	4	<b>Approx SqFt</b>	2917 Assessor
<b>Baths(FTHQ)</b>	5 (4 0 1 0)	<b>Price/Sq Ft</b>	\$186.84
<b>Year Built</b>	2006	<b>Lot Sq Ft (approx)</b>	10019 ((Assessor))
<b>APN</b>	620363005	<b>Lot Acres (approx)</b>	0.230



**Directions** enter at Monticeto Homes from Cook, right on Hillcrest, Left on Lucerne. Gate Guard will require ID.  
**Public Marketing Remark** BANK OWNED, Brand new construction, incomplete home. Home was never finished by previous contractor. We can finish, or purchase as is. Home was being built with extended upgrades. Cabinets, showers, and some flooring is already done. Bring your contractor, and don't be afraid to make an offer. Current open permit, and ready to finish.

<b>Residence Descrip.</b>	One Level	<b>Unit Location</b>	Not Applicable
<b>Entry Floor Number</b>	0	<b>Rent/Lease</b>	No
<b>Sale Type</b>	REO/Bank Owned	<b>Total Floors in Bldg</b>	0
<b>Building Description</b>	Yes Under Construction, New Construction (Not Completed), Custom Built	<b>Fireplace</b>	Yes
<b>AC Type</b>	Air Conditioning, Central	<b>Pool</b>	No
<b>Lot/Community Desc</b>	Gated Comm.W/Guard, CC&R's	<b>Rooms</b>	Family Room
<b>Spa</b>	No	<b>School District</b>	Other
<b>Eat Area</b>	Formal Dining Room	<b>Garage</b>	Double
<b>Additional Property Features</b>			
<b>Lot #</b>	32		
<b>Horse Property</b>	No		

**Garage Description**  
**Other Prkg Spc Total**  
**Roof**

Attached  
0.00  
Concrete Tile

**# of Remote Controls**  
**Covered Prkg Total**  
**Sewer**

0  
0.00  
In Connected & Paid

**Financial Information**

**Terms**  
**Assoc Dues #1**

Cash  
\$125.00 (buyer to verify)

**Land**  
**Furnished**

Fee  
No

**Presented By:**



May 2011

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# Client Detail with Addl Pics Report

Listings as of 05/23/11 at 10:40pm

<b>Active 04/18/11</b>	<b>Listing # 41426366</b> <b>County: Riverside</b>	<b>11 Covington Dr Palm Desert, CA 92260-0607</b> <b>Cross St: Cook</b>	<b>Listing Price: \$599,900</b> <b>Map: 818, J2</b>
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<b>Prop Type</b>	Residential	<b>Prop Subtype(s)</b>	Single Fam Res Detch
<b>Area</b>	322-Palm Desert N.	<b>Subdivision</b>	Montecito Homes
<b>Beds</b>	4	<b>Approx SqFt</b>	3802
<b>Baths(FTHQ)</b>	4 (3 0 1 0)	<b>Price/Sq Ft</b>	\$157.79
<b>Year Built</b>	1992	<b>Lot Sq Ft (approx)</b>	11761
<b>APN</b>	620354004	<b>Lot Acres (approx)</b>	0.270





**Directions** Cook street to Montecito. Go straight after security gate. Home is on the left.

**Public Marketing Remark** Corporate owned. The best of Montecito priced right. Custom Home in Palm Deserts Private Gated Community! Beautifully Landscaped front and backyard with POOL/SPA and Waterfall Accents. Highly upgraded cabinetry/appliances and bathroom fixtures. Formal living room with fireplace & dining area with built-in buffet. Upgraded flooring, Family room with fireplace, built-in entertainment center and office/den off garage. THIS HOME IS PERFECT FOR FORMAL ENTERTAINING AS WELL AS ELEGANT DESERT CASUAL COMFORT! Financing incentives available through GMAC Mortgage for borrowers purchasing this property. Please speak with the Listing Realtor for details

<b>Residence Descrip.</b>	One Level	<b>Unit Location</b>	Not Applicable
<b>Entry Floor Number</b>	0		
<b>Sale Type</b>		<b>Rent/Lease</b>	No
<b>REO/Bank Owned</b>	Yes	<b>Total Floors in Bldg</b>	0
<b>Homeowners Assn</b>	Yes	<b>AC Type</b>	Air Conditioning, Central
<b>Heating Type</b>	Forced Air, Central Furnace	<b>Floors</b>	Ceramic Tile, Wall to Wall Carpet
<b>Fencing</b>	Block Wall	<b>Fireplace Location</b>	Family Room, Living Room
<b>Fireplace</b>	Yes	<b>Pool</b>	Yes
<b>Lot/Community Desc</b>	CC&R's, Gated Community	<b>Spa</b>	Yes
<b>Pool Description</b>	Private Pool, In Ground	<b>Security</b>	Gated Comm. W Guard
<b>Spa Description</b>	Private, In Ground	<b>Eat Area</b>	Formal Dining Room, Brkfst Counter/Bar
<b>Rooms</b>	Den/Office (extra room off garage), Family Room, Jack & Jill		
<b>View</b>	Mountain View	<b>School District</b>	Other
<b>Additional Property Features</b>		<b>Garage</b>	Double
<b>Lot #</b>	44	<b># of Remote Controls</b>	0
<b>Horse Property</b>	No	<b>Covered Prkg Total</b>	0.00
<b>Garage Description</b>	Attached	<b>Middle School</b>	Palm Desert Middle S
<b>Other Prkg Spc Total</b>	0.00	<b>Laundry</b>	Individual Room
<b>Elementary School</b>	Carter Elementary Sc	<b>Sewer</b>	In Connected & Paid
<b>High School</b>	Palm Desert High Sch	<b>Sprinklers</b>	Auto Timer, Front, Rear
<b>Roof</b>	Clay Tile		
<b>Water</b>	District	<b>Terms</b>	Cash, Conventional, Cash to New Loan
<b>TV Services</b>	Cable	<b>Assoc Dues #1</b>	\$160.00
<b>Financial Information</b>			
<b>Trnsfr of Possession</b>	Close of Escrow		
<b>Land</b>	Fee		
<b>Furnished</b>	No		

**Presented By:**



May 2011

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<b>Active 05/04/11</b>	<b>Listing # 21427551</b> <b>County: Riverside</b>	<b>25 Avenida Andra Palm Desert, CA 92260-1621</b> <b>Cross St: Calle Claire</b>	<b>Listing Price: \$1,400,000</b> <b>Map: 818, H4</b>
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<b>Prop Type</b>	Residential	<b>Prop Subtype(s)</b>	Single Fam Res Detch
<b>Area</b>	322-Palm Desert N.	<b>Subdivision</b>	Estates At Desert Sp
<b>Beds</b>	5	<b>Approx SqFt</b>	6404 Assessor
<b>Baths(FTHQ)</b>	6 (5 0 1 0)	<b>Price/Sq Ft</b>	\$218.61
<b>Year Built</b>	1988	<b>Lot Sq Ft (approx)</b>	22651 ((Assessor))
<b>APN</b>	624300031	<b>Lot Acres (approx)</b>	0.520





**Directions** Enter Estates at Desert Springs on south side of Country Club Drive between Portola and Cook Street.

**Public Marketing Remark** Great Bank Owned Property in upscale Estates at Desert Springs, located on the grounds of the JW Marriott Resort & Spa. A Gigantic Mayan fountain is the centerpiece for the gated courtyard entry to this custom home with great west mountain views and overlooking the fairway. Enjoy outdoor entertainment on the large private patio surrounding the pool and spa area. This 6,404 SF home features two casitas/guest houses, each with its own entrance. The large Master Bedroom Suite includes a fireplace, an enormous walk-in closet, separate shower and bathtub two toilets and a bidet. The large living room includes a fireplace and a sunken wet bar overlooking the pool area. Other features include saw-cut stone floors throughout, vaulted ceilings, an elevated dining room and a large gourmet kitchen with a large center island.

<p><b>Bedroom Features</b></p> <p><b>Year Built Source</b></p> <p><b>Unit Location</b></p> <p><b>Entry Floor Number</b></p> <p><b>Sale Type</b></p> <p><b>REO/Bank Owned</b></p> <p><b>Association Features</b></p> <p><b>Golf Course in Dev.</b></p> <p><b>Total Floors in Bldg</b></p> <p><b>Heating Type</b></p> <p><b>Fencing</b></p> <p><b>Windows</b></p> <p><b>Fireplace</b></p> <p><b>Fireplace Location</b></p> <p><b>Cooking Appliances</b></p> <p><b>Lot/Community Desc</b></p> <p><b>Pool</b></p> <p><b>Spa</b></p> <p><b>Security</b></p> <p><b>Rooms</b></p> <p><b>View</b></p> <p><b>Additional Property Features</b></p> <p><b>Lot #</b></p> <p><b>Horse Property</b></p> <p><b>Garage Description</b></p> <p><b># of Remote Controls</b></p> <p><b>Covered Prkg Total</b></p> <p><b>Roof</b></p> <p><b>Water</b></p> <p><b>Sprinklers</b></p> <p><b>Financial Information</b></p> <p><b>Trnsfr of Possession</b></p> <p><b>Land</b></p> <p><b>Prop. Trans Fee</b></p> <p><b>Mgmt Company Name</b></p> <p><b>Other Structures</b></p>	<p>Master Suite, Walk In Closet(s), Dressing Area, Main Floor Bdrm, Main Floor Mstr Bdrm</p> <p>Assessor</p> <p>Not Applicable</p> <p>0</p> <p>Yes</p> <p>Assoc Maint/Lndscp'g, On Site Security</p> <p>Yes (Marriot Desert Springs has two courses)</p> <p>0</p> <p>Forced Air, Natural Gas</p> <p>Stucco Wall</p> <p>Skylights, Vertical Blinds, Window Shutters</p> <p>Yes</p> <p>Great Room, Master Bedroom</p> <p>Built-In Electric, Double Oven</p> <p>CC&amp;R's, Cul-De-Sac, Gated Comm.W/Guard, On The Golf Course</p> <p>Yes</p> <p>Yes</p> <p>Gated Community</p> <p>Den/Office (or 5th bedroom), Entry, Family Room, Living Room, Guest House/Casita (2 separate Casitas), Dining Room, Dressing Area, Master Bedroom, Walk In Closet(s)</p> <p>Golf Course View, Pool View, Mountain View</p> <p>25</p> <p>No</p> <p>Attached</p> <p>1</p> <p>0.00</p> <p>Other</p> <p>District</p> <p>Auto Timer, Sprinkler System</p> <p>Close of Escrow</p> <p>Fee</p> <p>Yes</p> <p>Preferred Property Management</p> <p>Guest House/Casita</p>	<p><b>Bathroom Features</b></p> <p><b>Residence Descrip.</b></p> <p><b>Entry Door Faces</b></p> <p><b>Rent/Lease</b></p> <p><b>Homeowners Assn</b></p> <p><b>Building Description</b></p> <p><b>Interior/Exterior</b></p> <p><b>AC Type</b></p> <p><b>Floors</b></p> <p><b>Patio</b></p> <p><b>Patio Description</b></p> <p><b>Kitchen Features</b></p> <p><b>Appl. Incl. in Sale</b></p> <p><b>Fireplace Fuel</b></p> <p><b>Pool Description</b></p> <p><b>Spa Description</b></p> <p><b>Private Owned Rec</b></p> <p><b>Eat Area</b></p> <p><b>School District</b></p> <p><b>Garage</b></p> <p><b>Garage Door Opener</b></p> <p><b>Other Prkg Spc Total</b></p> <p><b>Laundry</b></p> <p><b>Sewer</b></p> <p><b>Water District</b></p> <p><b>TV Services</b></p> <p><b>Terms</b></p> <p><b>Assoc Dues #1</b></p> <p><b>Furnished</b></p> <p><b>Mgmt Company Phone</b></p>	<p>Bidet, Double Shower, Double Vanity(s), Linen Closet, Powder Room, Shower and Tub, Shower Over Tub, Tub With Jets</p> <p>One Level</p> <p>East</p> <p>No</p> <p>Yes</p> <p>Cathedral/Vaulted, Custom Built, Beamed Ceiling (s), High Ceilings 9 ft+, Repairs Cosmetic, Sunken Living Room</p> <p>Wet Bar (Overlooks pool and golf course), Built-Ins, Ceiling Fan, Double Door Entry, Sliding Glass Dr(s), Storage Space</p> <p>Air Conditioning, Central</p> <p>Other - See Remarks (Saw Cut Stone)</p> <p>Yes</p> <p>Concrete Slab</p> <p>Counter Top, Island, Open to Family Room, Pantry</p> <p>Bar Ice Maker, Dishwasher, Ice Maker (in kitchen), Garbage Disposal, Refrigerator, Trash Compactor</p> <p>Gas</p> <p>Private Pool, Heated &amp; Filtered, In Ground</p> <p>Private, Heated, In Ground</p> <p>Barbecue Private</p> <p>Area, Formal Dining Room</p> <p>Desert Sands Unified</p> <p>Triple</p> <p>Yes</p> <p>0.00</p> <p>Individual Room, Inside</p> <p>In Connected &amp; Paid</p> <p>Coachella Valley Water</p> <p>Cable</p> <p>Cash, Cash to New Loan</p> <p>\$585.00</p> <p>No</p> <p>760-325-9500</p>
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**Presented By:**

**Alvin Greenwalt Jr**

**Windermere Real Estate**



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May 2011

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U.S. Patent 6,910,045



# Client Detail with Addl Pics Report

Listings as of 05/23/11 at 10:40pm

<b>Active</b> 12/15/10	<b>Listing #</b> 21416307 <b>County:</b> Riverside	<b>73956 Desert Garden Trl Palm Desert, CA 92260-6865</b> <b>Cross St: Desert Bloom Tr</b>	<b>Listing Price: \$2,010,000</b> <b>Map: 848, G5</b>
	<b>Prop Type</b>	Residential	<b>Prop Subtype(s)</b>
	<b>Area</b>	325-Indian Wells	<b>Subdivision</b>
	<b>Beds</b>	4	<b>Approx SqFt</b>
	<b>Baths(FTHQ)</b>	5 (4 0 1 0)	<b>Price/Sq Ft</b>
	<b>Year Built</b>	2009	<b>Lot Sq Ft (approx)</b>
	<b>APN</b>	655370003	<b>Lot Acres (approx)</b>
	<a href="#">See Virtual Tour</a>		



**Directions** South on Portola Avenue, Reserve driveway is just south of the Living Desert entrance and on the east side of Portola Avenue.  
**Public Marketing Remark** BANK OWNED! This extraordinary desert contemporary Villa home offers a backdrop of the 5th fairway and green at The Reserve Club. A private gated courtyard entry with water feature and fire pit leads you to the entrance of this gorgeous approximately 4,511 sq. ft. Reserve home. This sundrenched residence is comprised of 4 bedroom suites including a separate well equipped guest casita. A great room floor plan incorporates the beautifully appointed kitchen with premium appliances, high ceilings and voluminous sliding glass doors in all principal rooms. Generous outdoor living spaces display exceptional unobstructed fairway and panoramic mountain views. Natural desert landscape provides an ideal setting surrounding the large pool, spa, fire pit and expansive BBQ area. Membership in The Reserve Club is separate from the real estate purchase and is not a requirement to purchase this home.

<b>Bedroom Features</b>	Master Suite	<b>Residence Descrip.</b>	One Level
<b>Unit Location</b>	Not Applicable	<b>Entry Floor Number</b>	0
<b>Sale Type</b>	Yes	<b>Rent/Lease</b>	No
<b>REO/Bank Owned</b>	Yes (Private)	<b>Golf Mem Available</b>	Yes (\$250,000 Init. fee; \$26,500 annual dues)
<b>Golf Course in Dev.</b>	0	<b>Interior/Exterior</b>	Double Door Entry, Sliding Glass Dr(s)
<b>Total Floors in Bldg</b>	Forced Air	<b>AC Type</b>	Air Conditioning, Central
<b>Heating Type</b>	Wall to Wall Carpet (Bedrooms), Travertine	<b>Fireplace</b>	Yes
<b>Floors</b>	Family Room, Great Room, Master Retreat,	<b>Cooking Appliances</b>	Built-In Gas, Microwave
<b>Fireplace Location</b>	Other Loc-See Rem. (2 Outdoor Firepits)	<b>Lot/Community Desc</b>	CC&R's, Gated Comm.W/Guard
<b>Appl. Incl. in Sale</b>	Dishwasher, Garbage Disposal, Refrigerator	<b>Pool Description</b>	Private Pool, In Ground
<b>Pool</b>	Yes	<b>Spa Description</b>	Private, In Ground
<b>Spa</b>	Yes	<b>Eat Area</b>	Area, Brkfast Counter/Bar
<b>Rooms</b>	Great Room, Guest House/Casita	<b>School District</b>	Other
<b>View</b>	Golf Course View, Panoramic View, Mountain View	<b>Tax Mello Roos</b>	Yes (968.00 Per year, storm drainage channel)
<b>Additional Property Features</b>		<b># of Remote Controls</b>	0
<b>Lot #</b>	3	<b>Other Prkg Spc Total</b>	0.00
<b>Horse Property</b>	No	<b>Laundry</b>	Individual Room, Inside
<b>Garage</b>	Triple		
<b>Parking Features</b>	Direct Garage Access		
<b>Covered Prkg Total</b>	0.00		

**Roof**  
**Water**  
**Financial Information**  
**Terms**  
**Assoc Dues #1**

Concrete Tile  
District  
Cash, Cash to New Loan  
\$798.00 (Per month, buyer to verify)

**Sewer**  
**Land**  
**Furnished**

In Connected & Paid  
Fee  
No

**Presented By:**



May 2011

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U.S. Patent 6,910,045

