

Client Detail with Addl Pics Report

Listings as of 02/20/10 at 1:19pm

Active 01/11/10	Listing # 41388404 County: Riverside	3355 E Avenida Fey Norte Palm Springs, CA 92262-5405 Cross St: Via Roberto Miguel	Listing Price: \$316,500 Map: 756, J6
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Prop Type	Residential	Prop Subtype(s)	Single Fam Res Detch
Area	332-Palm Spr Central	Subdivision	El Rancho Vista Estates
Beds	3	Approx SqFt	1518 Assessor
Baths	2	Price/Sq Ft	\$208.50
Year Built	1978	Lot Sq Ft (approx)	18295 ((Assessor))
APN	677242026	Lot Acres (approx)	0.420



Directions Enter El Rancho Vista Estates at Via Roberto Miguel, South of Vista Chino, one block west of Gene Autry. Turn right on Avenida Fey Norte.

Public Marketing Remark Foreclosure property - already cleared foreclosure - no cumbersome paperwork with new owner! Custom tile

throughout, high ceilings with ceiling fans in most rooms! All new gourmet kitchen, formal dining and large living room/great room with French doors to large patio. Double French door entry with leaded beveled glass - private patios off most rooms. Large master suite with beautiful bath and walk-in closet. Third bedroom could be home office. Privacy galore - huge lot, over 18,295+ sq. ft. and sweeping mountain views. Plenty of room for pool or Casita! You have to see this incredibly affordable home - move in today! Beautiful stucco walls surround the property and there are several entertaining areas. You won't be disappointed with this home and the opportunity to put your stamp on this desert getaway!

Publication Info.

Rent/Lease No

Building Description

Building Description Custom Built, Direct Garage Access, Main Floor Bdrm, Main Floor Mstr Bdrm

Interior / Exterior

Interior/Exterior Ceiling Fan, Double Door Entry, Driveway, French Doors

Lot / Community Description

Lot/Community Desc Cul-De-Sac, Curbs/Walks, Lot Level/Flat

Rooms

Rooms Great Room

Special Features & View

View Mountain View

Additional Property Features

Lot # 26

Horse Property No

Garage Double

Yard Yes

Floors Ceramic Tile, Wall to Wall Carpet

Master Suite Yes

Walk-In Closet(s) Yes

Family Room No

Air Conditioning Yes

Appl. Incl. in Sale Dishwasher, Free Standing Gas

Dryer Hookup Gas

Patio Type Concrete Slab

Spa No

Sewer In Connected & Paid

Sprinklers Front & Rear

Unit Location Ground Floor

Financial Information

Trnsfr of Possession Close of Escrow

Special Circumstances

REO/Bank Owned Yes

Land Fee

School District Palm Springs Unified

Fireplace No

Garage Description Attached

Enclosed Block Wall

Den/Office No

Formal Dining Room Yes

Eat Area Brkfast Counter/Bar, Great Room

Heating Type Forced Air

AC Type Central

Laundry In Garage

Patio Yes

Pool No

Roof Spanish Clay Tile

Water Source District

Residence Descrip. One Level

Terms Cash, Cash to New Loan

Furnished No

Presented By:



Alvin Greenwalt Jr

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<http://www.windermerecoachellavalley.com>

February 2010

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Listings as of 02/20/10 at 1:19pm

Active 12/10/09	Listing # 21385147 County: Riverside	2570 N Mccarn Rd Palm Springs, CA 92262-2240 Cross St: Racquet Club Rd.	Listing Price: \$319,900 Map: 756, E5
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Prop Type	Residential	Prop Subtype(s)	Single Fam Res Detch
Area	331-Palm Spr. N. End	Subdivision	Racquet Club East
Beds	3	Approx SqFt	1225 Assessor
Baths	2	Price/Sq Ft	\$261.14
Year Built	1961	Lot Sq Ft (approx)	10890 ((Assessor))
APN	501071002	Lot Acres (approx)	0.250



Directions Caaballeros to Garden

Public Marketing Remark This is a lovely little Alexander with great curb appeal. Updated Kitchen and Baths with Pretty east views into backyard with pool and spa. Floor to ceiling fireplace. Double garage is just steps away from front door. This is an Alexander neighborhood.

Publication Info.

Rent/Lease	No	School District	Palm Springs Unified
Additional Property Features		Fireplace	Yes
Lot #	34	Garage Description	Detached
Horse Property	No	Floors	Ceramic Tile, Wall to Wall Carpet
Garage	Double	Formal Dining Room	No
Yard	Yes	Family Room	No
Den/Office	No		
Eat Area	Brkfast Counter/Bar		

Living Room	Yes	Entry	Yes
Heating Type	Forced Air	Air Conditioning	Yes
AC Type	Central	Pool	Yes
Pool Location	Private	Pool Type	In Ground
Spa	No	Roof	Comp/Shingle
Sewer	In Connected & Paid	Sprinklers	Front & Rear
Auto Timer	Yes	Residence Descrip.	One Level
Unit Location	Not Applicable	TV Services	Cable
Financial Information			
Trnsfr of Possession	Close of Escrow		
Special Circumstances			
REO/Bank Owned	Yes	Terms	Cash, Cash to New Loan
Land	Fee	Furnished	No

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Listings as of 02/20/10 at 1:19pm

Active 02/09/10	Listing # 41390268 County: Riverside	3573 E Camino Rojos Palm Springs, CA 92262-5421 Cross St: Gene Autry	Listing Price: \$357,900 Map: 756, J6
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Prop Type	Residential	Prop Subtype(s)	Single Fam Res Detch
Area	332-Palm Spr Central	Subdivision	El Rancho Vista Estates
Beds	4	Approx SqFt	2195 Assessor
Baths	2.75	Price/Sq Ft	\$163.05
Year Built	1960	Lot Sq Ft (approx)	12632 ((Estimated))
APN	677241013	Lot Acres (approx)	0.290



Public Marketing Remark This spectacular architecture by famous architect Donald Wexler AIA is one of the rare homes with dual master suites located in El Rancho Vista Estates, one of Palm Springs' mid-century enclaves. Recently renovated, including polished concrete floors, custom fixtures, and a sleek modern kitchen with designer glass mosaic tiles in kitchen and baths. The large living room overlooks the oversized sparkling pool. Beautifully landscaped backyard, makes this Hollywood Regency style picture perfect mid-century compound.

Publication Info.

Rent/Lease	No	School District	Other
Special Features & View		Fireplace	No
View	Mountain View	Den/Office	No
Additional Property Features		Family Room	No
Lot #	36	AC Type	Central
Horse Property	No	Pool Location	Private
Garage	None	Spa	No
Formal Dining Room	No	Sewer	Unknown
Air Conditioning	Yes	Unit Location	Not Applicable
Pool	Yes	Terms	Cash, Fannie Mae, FHA Loan, Freddie Mac, Submit, VA Loan
Pool Type	In Ground	Furnished	No
Roof	Composition		
Residence Descrip.	One Level		
Special Circumstances			
REO/Bank Owned	Yes		
Land	Fee		

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