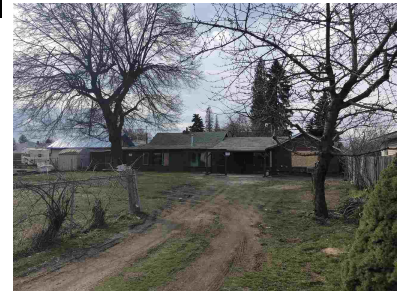


Residential 1 Page Detail Report

As of: 04/11/2018 11:15 AM
Warning! Not all available Data may be visible on this report. To view all available information use the All Fields Detail report.

Confidential: Only for distribution to MLS Participants/Subscribers.



Coop Brk Comp **3**
 Listing Type **Excl Right to Sell**
 MLS Entry **No**
 Limited Svcs **No**
 IDX Include **Y**
 Realtor.Com **Yes**
 Auction **No**
 REO/Lndr Own **No**
 Relo/Corp Own **No**
 Pot. Short Sale **No** Bank App.
 1031 Exch

Address **1020 E Sanson Ave**
 Addr2/Unit #



List Price **\$69,900** List # **201814446**
 List Date **4/5/2018** Status **New**
 Zone Dupl Lstg **No** Bump Clause Y/N
 #Blks N/S **n 60** #Blk E/W **e 10**
 Acres MOL **0.22**

Sub-Type **Res/Site Blt**
 Town **Spokane** Zip **99207** WA County **Spokane**
 Area/Grid No **A340/004** Parcel # **36324.0609** Sec Twp Rng
 Subdiv NW Map Pg#
 Legal **Kenwood E L10-11 B6**
 Schools: **Whitman** Jr **Garry** Sr **Rogers** Sch District **Spokane Dist 81** Yr Built **1923**
 Lot Infor: Apx Size Sqft **9,583** Apx Dimen X Lot View Outbldgs Yr Rem
 Wtrfront Prop Body Wtr Name Frontage
 Home Design Site Imprv **Pub Sewer, Swr Conn** Taxes Spec Tax Des
 Const Style **1 Story** Roof **Comp** Exterior **Hardboard**
 New Constr **No** Builder Name Apx Beg Date / Apx Fin Date /

| Room | BR | Baths | FP | Fam Rm | # Rms | Apx SF | Bsmt apx% | Master BR | X | | | | |
|---------|----|-------|-------|--------|--------|--------|---------------------|-----------|-------|------------|------------|-----------|---|
| 1st Lvl | BR | 2 | Baths | FP | Fam Rm | # Rms | Apx SF 1,708 | Living Rm | X | | | | |
| 2nd Lvl | BR | Baths | FP | Fam Rm | # Rms | Apx SF | Dining Rm | X | | | | | |
| 3rd Lvl | BR | Baths | FP | Fam Rm | # Rms | Apx SF | # Stories 1 | Family Rm | X | | | | |
| Total | BR | 2 | BTH | 1 | FP | 0 | Fam Rm | 0 | Rooms | Tot Apx SF | Assd Sq Ft | Shop Size | X |

Access **Pub Rd, Paved** Features
 Amenities Heat **Elec, Basebd**
 Spec Feat Mstr Br
 Fam Rm Din Rm
 Kitchen Bsmt **Crawl**
 Garage: Car Sz **0** **None** Carport Sz Stove
 Lot Inf Poss Frplc
 Terms **Cash** Pwr Co Wtr Co Clsq Agt

| Condo/PUD | Mo Assmt | Pays: | Width | Lgth | L&I Insp | Title Elim | Ln/Hm Pkg |
|------------------------|-------------|-----------|------------|------|----------|------------|-----------|
| Manuf Homes Info: Sp # | Mo Lot rent | Make | Width | Lgth | L&I Insp | Title Elim | Ln/Hm Pkg |
| Serial # | Mfg Size | Park feat | Foundation | | | | |

Flippers check this one out! Gutted, cleaned out and ready for your magic! ARV is \$145k+. This Nevada/Lidgerwood rancher is on a double lot in a quiet neighborhood. Ideal for a fast flip for a family home or turn into a rental property. Currently 2 bed/1 bath, but the square footage allows for another bed and bath. Close to good schools, park and shopping. Good bones on this one. Check it out make an offer today. Buyer to verify all info, sold AS IS. Seller is motivated so bring all offers!

Perfect for the first time home buyer who wants to fix up on the weekends. A little TLC such as paint and a roof will make this home a winner. Agt Ideal for the investor for a rental or update for a flip. Located in a great neighborhood for a quick sale, this house will be perfectly positioned to take full advantage of the spring time rush. Bring any & all offers. Buyer will be required to sign a performance agreement with the seller stipulating that they will fix the property up to neighborhood standards.

Directions

Excludes Virtual Tour **Virtual Tour**
 Contact name Showing Info **Lbx, Vacant**
 Occupant 2nd Contact
 List Agent **Lee Arnold - Main: 801-574-4020** Lic. # **25890** **lee@securedinvestmentcorp.com**
 List Office **Keller Williams Spokane - Main - Office: 509-458-4000** Lic. # **51965** **Fax: 509-458-4001**
 2nd List Agt Listing Office 1 - E-Mail **firmbroker@kwspokane.com**
 Sale Agent Sale Ofc
 Days on Mrkt **6** Original LP **\$69,900** How sold Sale Price
 Input Date **4/5/2018** Off Mkt Date Last Status Chg **4/5/2018** Pending Date Closed Date

Information deemed reliable but not guaranteed.