

MLS #

Address:

Pag

ALL FIELDS CUSTOMIZABLE 2



(1) MLS #	584752	(15) Addl Living Quarters	No
(13) Status	Active	(16) RV Parking	No
(5) Type	Stick Built	(17) Dining Room	Yes
(8) Address	2650 Redcliff Circle	(18) Family Room	No
(9) Address 2		(19) Horse Setup	No
(10) City	Montrose	(20) Irrigation Water	No
(11) State	CO	(21) Water Front	No
(12) Zip	81401	(22) Real Estate Included	Yes
(6) Area	Montrose City	(23) Great Room	Yes
(4) Class	RESIDENTIAL		
(7) Asking Price	\$1,189,000		
(14) Sale/Rent	For Sale		

GENERAL

(24) Take Photo	Complete	(32) Seller Licensed Y/N	No
(39) Listing Date	6/1/2007	(40) Expiration Date	6/1/2008
(42) Zoning	Residential	(43) Map Horizontal	
(44) Map Vertical		(45) Elevation	
(49) Subdv Name	Bridges, The	(50) County	Montrose
(51) Elem. School	Pomona Elementary	(52) Middle School	Columbine Middle
(53) High School	Montrose High	(54) Fronts	
(55) Lot Dimension	Irregular	(56) Lot Dim. Source	
(59) Irrig. Dist	0	(60) Irrigation Description	0
(61) Legal/Lot Block	Lot 1230 Eagle Landing PD	(63) Main SF	2324
(64) Upper SF	1590	(65) Lower SF	
(66) Bsmt SF		(67) Finished Bsmt SF	
(68) Apx. Total SF	3914	(69) Year Built	2006
(70) Year Remodeled		(71) Bedrooms	3
(72) Baths	5.00	(73) Bathrooms Descr	Two Master Suites
(74) # of Phone Lines	2	(75) Internet Service	Yes
(76) Master Bedroom Dimensions	17x21	(77) Living Room Dimensions	20x16
(78) Bedroom #2 Dimensions	20x15 Second Master	(79) Dining Room Dimensions	18x13
(80) Bedroom #3 Dimensions	11x13	(81) Family Room Dimensions	
(82) Bedroom #4 Dimensions		(83) Kitchen Dimensions	15x15
(84) Office/Den Dimensions	13x13	(85) Laundry/Util Dimensions	
(86) Garage Capacity	2	(87) Garage Type	Attached Garage
(90) Water Supplier	City of Montrose	(91) Sewer Supplier	City of Montrose
(92) Gas Supplier	Kinder Morgan	(93) Electric Supplier	DMEA
(94) Homeowners Assoc	Bridges	(95) HOA Dues	300.00
(96) HOA Dues Frequency	Annually	(97) Energy Rating	
(99) Price/Sqft	303.78	(101) Sqft Source	
(113) Directions	East on Odgen, Enter Bridges, Turn Right, House on Right	(114) Associated Document Count	0
(507) Price/Apx.Total	\$303.78		

FEATURES

TYPE/STYLE(A) Contemporary	HEATING SYS(H) Forced Air	DINING(N) Kitchen Bar	ST DESC./ACCESS(U) City/Town
STORIES(B) Two Story	COOLING(I) Central Electric	Living Room Dining	LOT SZ/ACRE(V) Less than 1/2
CONSTRUCTION/SIDING(C) Stucco	Refrigerated Air	MASTER BR(O) Main Level	VIEWS(W) Mountains
Wood Frame	DOM WATER(J) City Water	FIREPLACES(P) Gas Logs	SHOWING INSTRUCTIONS(I) Call Listing Office
Brick/Stone Veneer	DOM SEWER(K) Sewer Installed	Den/Family Room	Lock Box
FOUNDATION(D) Stemwall	DISCLOSURE(L) Deed Restrictions	INTERIOR INCL(Q) Fireplace Gas	ZONING(Y) Planned Unit Development
Crawl Space	Covenants	Ceiling Fan(s)	HOA INCL(Z) None
Piers	APPLIANCES INCLUDED(M) Range Top	Wet Bar	WATERFRONT(ZB) None
ROOF(E) Tile	Refrigerator	EXTERIOR INCL(R) Landscaped	TERMS(ZC) Cash
FLOORING(F) Hardwood	Dishwasher	Fence	Conventional
Tile	Washer	Lawn Sprinklers	
HEATING SOURCE(G) Natural Gas	Dryer		
	Disposal		

Natural Gas

Disposal
 Microwave
 Double Oven
 Exhaust Fan

FINANCIAL

(116) Special Assessment Y/N	No	(118) Total Taxes \$	TBD
(119) Tax Year	2006	(121) EM Deposit \$	\$25,000
(122) EM Holder	San Juan Title	(123) Possession	At Closing

SOLD STATUS

(129) How Sold	(130) Contract Date
(131) Closing Date	(132) Sold Price
(140) Concessions	

REMARKS

WOW! This is ot. Almost 4000 Sq Sf, Incredible design. Two master suites, taverntine marble floor entry, granite slab counter. Open two story floor plan staircase. Gourmet kitchen. See www.montrose-erealestate.com for more details.

ADDITIONAL PICTURES



DISCLAIMER

Measurements are approximate information. Not guaranteed and subject to correction and change.