

Agent Detail with Addl Pics Report

Listing Numbers 200925286, 200924864
Listings as of 05/28/09 at 5:06pm

Withdrawn 05/21/09	Listing # 200925286 County: Lee	1518 NE 21st Ave Cape Coral, FL 33909-1707	Listing Price: \$71,280
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Prop Type	Residential	Prop Subtype(s)	Single Family
GEO Area	CC31 - cape c	Subdivision	Cape Coral
Beds	3	Living Area	1712 Tax Data
Baths(FH)	2 (2 0)	Price/Sq Ft	\$41.64
Year Built	2005	Lot Sq Ft (approx)	10629 ((Tax Data))
PID	054424C2035180030	Lot Acres (approx)	0.244
Owner Name	Nationwide REO Brokers		
DOM/CDOM	0/0		



Directions From Pine Island Rd and Pondella Rd go East on Pine Island Rd to North on Hancock Creek Blvd. From there go West on NE 15th Ln and then South on NE 21st Ln.

Property Information This property is being offered as-is. 3/2/2 freshwater canal home is the perfect location; close to shopping, restaurants and more! Many wonderful features include: plant shelves in the living room, sliding door leading out to screened lanai, laundry room inside residence, dual sinks in the master bath, and much more!!! Tile flooring throughout most of the home with carpet in the bedrooms. This great home is priced to sell quickly so make an offer today!!!!

Agent-Only Rmrks ATTENTION AGENTS: INCOMPLETE OFFERS WILL NOT BE SUBMITTED. PRINT THE ATTACHED OFFER INSTRUCTIONS, COMPLETE AND RETURN WITH ALL OFFERS IN ORDER FOR YOUR OFFER TO BE SUBMITTED IN A TIMELY FASHION. This is a bank owned property and is being offered AS-IS, WHERE-IS. Buyer to assume any future impact fees, hook-up fees, and assessments for city water, sewer, and irrigation. The a/c at this property is missing.

Legal Description Cape Coral Unit 47 Part 2 Blk 3518 Pb 23 Pg 125 Lots 3 + 4

Listing Agent	Josie M Pierce (ID:605317) Primary:239-242-2000, FAX: 239-242-2023		
Listing Office	RE/MAX Realty Team (ID:RMAX01) Phone: 239-242-2000, FAX: 239-242-2028		
Listing Co-Agent	Jennifer Pentico (ID:F3138696) Primary:239-242-2000 Secondary:239-242-2028		
Listing Co-Office	RE/MAX Realty Team (ID:RMAX01) Phone: 239-242-2000, FAX: 239-242-2028		
Listing Type	Excl Right to Sell	Listing Date 05/21/09	Expiration Date 08/21/09

Commission Trans Broker Comp 2.25% Buyer / Single Agent 2.25% Non-Rep Comp 2.25% Variable Rate C No

Status Type	Resale Property	Waterfront	Yes
Datashare Office Ph	(239) 242-2000	Gulf Access	No
Canal Width	1-80	Boat/Dock Info	None
Waterfront Descrip.	Canal, Seawall	Foreclosed/REO	Yes
Short Sale	No	Building #	0
Zoning	R1-W	Total Floors	1
Unit Floor	1	Furnished	Unfurnished
Den	No	Builder Product	No
Ownership Desc.	Single Family	Lot Size- Frontage	80
Approx Total Area	2347	Lot Size- Left	125
Lot Size- Back	80	Pets	No Approval Needed
Lot Size- Right	125	Cable Available	Yes
Elevator	None	# Garage Spaces	2.00
Garage	Attached		

Legal Unit 47
Lot 3 + 4
Parking Driveway
Restrictions No Commercial, No RV
Exterior Features Patio
Security None
Water Well
Windows Single Hung
Heat Central Electric
Kitchen Island
Interior Features Walk-in Closet
Private Spa No
Guest House No
Dining Description Eat-In Kitchen
Assessments/HOA Fees No
Condo/HOA Fee \$0.00
Condo Fee \$0.00
Amenity/Rec Fee \$0.00
Transfer/Other Fee \$0.00
Lease Limits No
Tax Year 2008
Possession At Closing
Showing Instructions Call Listing Office, Short Notice OK, Sign On Property, Vacant
Appointment Required Yes
Sllr Info on Sign No
Post Contract Serv Yes
Road Paved Road, Public Road

Block 3518
Construction Concrete Block
Cooling Ceiling Fans, Central Electric
Roof Shingle
Irrigation None
Flooring Carpet, Tile
Rear Exposure W
Sewer Septic
View Canal
Private Pool No
Master Bath Descrip Dual Sinks, Shower Only
Equip/Appliance Incl Range
Num of Ceiling Fans 3
Additional Rooms Laundry in Residence, Screened Porch/Lanai
Master HOA Fee \$0.00
Mand Club Fee \$0.00
Land Lease Fee \$0.00
Special Assess Fee \$0.00
Application Fee \$0.00
Total Tax Bill \$3283.50
Taxes City and County
Terms Buyer Finance/Cash
Lockbox None
Appointment Phone # (239) 242-2000
Contact Sllr to Show No
Present/Nego Cont Yes

Presented By: Jennifer Pentico / RE/MAX Realty Team Phone: 239-242-2000

Information has not been verified, is not guaranteed, and is subject to change.
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