

Agent Full Report

RESIDENTIAL



MLS#: 4824647 DOM:23 CDOM: 23
 Status: Active 1st Right of Refusal:
 LP: \$424,900 Orig List Price: \$439,900 LP/SF: \$109
 Det Liv Qtr Incl:
 2345 Sawgrass CT County: El Paso
 Colorado Springs, CO 80907-7810 Sched#: [6328403048](#)
 Sub Area: St Andrews Top: 4556
 Area: N/E - Northeast Side: 2566

Recent: 10/26/2014 : DECR : \$439,900->\$424,900

COMMUNITY

Directions/Cross: Take Templeton Gap Rd east of Union Blvd. Turn right on Biltmore, first right on Masters, first left on Sawgrass. House is on the right side at the cul-de-sac.

School District: 11-Colorado Springs Grade School:
 Middle School: High School:
 Taxes: \$1,717 Tax Year: 2013
 Covenants: Yes Complex Name: St Andrews
 Association Dues: \$230 Dues Frequency: Annual
 HOA Phone: HOA Name: St Andrews
 Mgmt Phone: Mgmt Name:
 Fee Includes: Covenant Enforcement, Trash Removal
 Complex Amen:

SQUARE FEET

Year Built: 1994 Const Status: Existing Home Est. Comp Date:
 Total Sqft: 3,890 Floor Plan: 2 Story Builder Model:
 Finished Sqft: 3,800 Unit Desc:
 Abv Grd Sqft: Structure: Wood Frame
 Upper Sqft: 1,308 SqFt Source: Assessor Records
 Main Sqft: 1,302 Outbuildings:
 Lower Sqft: 0 Bsmt/Found: Full Basement
 % Lower Fin: 0 Patio/Deck Desc: Composite, Covered, Wood Deck
 Basement Sqft: 1,280
 % Base Fin: 93
 Patio/Deck:
 Gar (Parking) #: 3 Gar(Parking) Type: Attached Garage Remotes:
 Garage Amenities: Garage Door Opener, Oversized
 Roofing: Window Type: Vinyl
 Siding: Stone, Stucco
 Handicap Access:

BATHS

Baths: 4 Rough-Ins:
 Bathroom (5pc): U Total Upper Bth: 2 Total 5-Piece Bth: 1
 Bathroom (Full): U Total Main Bth: 1 Total Full Bth: 1
 Bathroom (3/4): B Total Lower Bth: 0 Total 3/4 Bth: 1
 Bathroom (1/2): M Total Basement Bth: 1 Total 1/2 Bth: 1

Master Bath Amen: Double Vanity, Free-standing Shower, Tub

Laundry Facilities: Electric Hook-up, Main

ROOMS

Beds Total: 6 Main Lvl Bed: No
 Bedroom: 14x18 U Sitting Area, Walk-in Closet, Walk-out
 Bedroom: 12x12 U Carpet, Walk-in Closet
 Bedroom: 12x15 U Carpet
 Bedroom: 12x14 B Carpet
 Bedroom: 14x14 B Carpet
 Bedroom - Master: 14x16 U Bath Adjoins, Carpet, Walk-in Closet
 Dining Room: 12x14 M Carpet, Formal, Separate Dining
 Family Room: 20x18 M Fireplace, Walk-out
 Kitchen: 12x16 M Counter Bar, Counter Top-Solid Surface, Counter Top-Stone, Eat-In/Country, Gourmet, Island, Wood
 Living Room: 16x14 M Carpet, Formal
 Other Room: 9x14 M
 Other Room: 15x16 B

OTHER FEATURES

Fireplaces: Gas, Main
 Heat/Air: Ceiling Fan, Central Air, Forced Air, Hot Water, Natural Gas

Entry: Closet, Wood
 Floors: Carpet, Tile, Vinyl/Linoleum, Wood
 Misc. Interior Feat: 9Ft + Ceilings, Crown Molding, Great Room, Skylight (s), Vaulted Ceilings
 Misc. Items: Auto Sprinkler System, Breakfast Bar, High Speed Internet Avail., HOA Required \$, Home Theatre, Hot Tub/Spa, Kitchen Pantry
 Rented Equipment:
 Appliances: 220v in Kitchen, Dishwasher, Disposal, Double Oven, Microwave Oven, Oven, Range Top (Gas/Elec), Refrigerator, Self Cleaning Oven
 Extras:
 Exclusions:

LOT

Legal Desc: LOT 48 ST ANDREWS SUB FIL NO 1 CO SPGS
 Zoning: PUD Zoning Entity: Colorado Springs
 Acres: 0.190
 Lot Sqft: 8,276 Lot Location: Hiking Trail, Near Park, Near Schools
 Adj Parcel Avail:
 Lot Desc: City View, Cul-de-sac, Meadow, Mountain View, View of Pikes Peak, View of Rock Formations, See Prop Desc Remarks
 Street Desc: City/Town Road
 Driveway: Concrete Alley: None
 Fence: Rear
 Landscape: All

UTILITIES AND ENERGY

Well Total: Well Permit: No Well Permit #:
 Well Type:
 Existing Water: Municipal
 Sanitation: Sewer
 Existing Utilities: Electricity, Natural Gas, Telephone
 HERS Year Certified: HERS Score: HERS Rating:
 ENERGY STAR Year Certified: ENERGY STAR Qualified New Home: LEED Year Certified:
 LEED for Homes: NAHB/NGBS-ICC 700 Year Cert: NAHB/NGBS-ICC 700:
 Solar PV Year Install: Solar PV Kilowatts: Solar PV:
 Solar Thermal Year Installed: Solar Thermal:
 Green Feature Addm Uploaded: Solar Thermal Type:

PROPERTY REMARKS

Property Description Remarks:
 A luxurious family home with privacy, views and room, room, room! With six bedrooms and huge family areas on every level, inside and out, this home was designed with the modern family in mind. Beautifully-customized through-out; an inviting Tuscan flavor greets you from the private front courtyard to the gorgeous stone master bath. Enjoy mountain views through the quaking Aspens from the hot tub on the upper deck. Steps from Palmer Park (730 acres with 25 miles of trails, dog park, sports fields, stables...) and CSCC.

Supplemental Remarks:
 Adjacent to Colorado Springs Country Club. Over \$100,000 in upgrades made in the last few years!

TERMS

Terms Offered: Cash, Conventional
 Possession Terms: Negotiable/TBD Possession Date: EM Promissory Note Accepted:N
 Earnest Money: \$5000 EM Holder: Unified Title
 Title Evidence: Title Company: Unified Title
 Assumable Loan: No Current Appraisal:
 Assumption Info: Existing Loan: 2nd Mortgage:
 Loan Balance: Payment: Payment Incl: Interest:
 Notices: Not Applicable

COOP/COMPENSATION

Listing Office: csmove.com Office Ph: (719)237-5869 Office Fax:
 Listing Agent: [Elizabeth K. Wingert](mailto:Elizabeth.K.Wingert) LA Phone: (719)237-5869 LA Add'l Phone:
 LA Email: beth@csmove.com LA Fax:
 Co-List Agent: Co-LA Phone: Co-LA Add'l Ph:
 Co-LA Email: Co-LA Fax:
 Appt Cont: LA, Beth: 719 237-5869
 Builder Name:
 Incentives:
 TA: ERS VR: N SL: FS TB: %, 3.0 BA: %, 3.0
 Photo: VOW: Y Elec Ad: Y Blog: N AVM: N Display Address: Y
 Seller Name: SSA Signed By Seller: N
 Occupied: Caretaker Key: RSC Infrared Lock Box
 Show Instruct: Appointment Only

SHOW/AGENT REMARKS

SOLD INFORMATION

Selling Office:

Selling Office Ph:

Selling Office Fax:

Selling Agent:

SA Phone:

SA Add'l Phone:

SA Email:

SA Fax:

S Concessions:

Qty Below Grade:

Sold Terms:

Sold Remarks:

Pers Prop Incl:

Sold Price:

SP/LP:

SP/SF:

Original LP:

\$439,900

Off Market Date:

DOM:

23

CDOM:

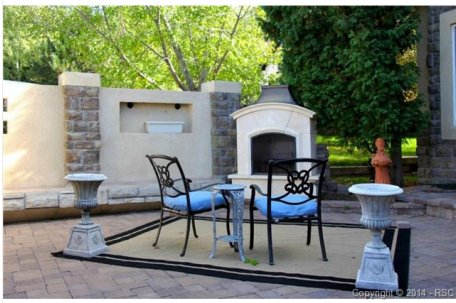
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Sold Date:

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2345 Sawgrass CT Colorado Springs, CO 80907-7810

LP: \$424,900





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