

Customer w/Gallery

Single Family 804356 Active		1020 Plaza Roca LHC, AZ 86403		 (11)	L\$1,200,000 <input checked="" type="checkbox"/>
		Beds: 3	Total Baths: 3	Res Type: Single Family	Cross Street: Circula de Hacienda
		Pool: Private	Year Built: 2006	County: Mohave	Area: LHC-Central
		Garage Open: 4	Garage Depth: 46-50	Subdivision: Havasu Foothills Estates	Exposure:
		Garage Spaces: 4 (approx 10X20)	Garage Dims: 12x9x16x28...12x12x50	Builder/Manuf: Esmay	New Constr: No
		Garage SqFt:	Apx Liv SqFt: 3,205	Est. Date Compl:	Zoning: Estate Residential
		Apx Lot Dims:		Fireplace:	
Full Baths: 2	3/4 Baths: 0	Half Baths: 1	Split BR: No		
Apx. Total SqFt:	Lot SqFt:	Apx. Acres: .83	Handicap:		
FEATURES					
Int Features: Breakfast Nook , Cathedral Ceiling , Ceiling Fan(s) , Central Vacuum , Counters-Granite/Stone , Elevator , French Doors , Garden Tub , Jetted Tub , Pantry , Rear Kitchen , Security Wired , Sound Wired , Walk-In Closet(s)					
Ext Features: Balcony , Deck , Landscape-Back Yard , Landscape-Front Yard , Patio Covered , Pool - In Ground , Pool - Vinyl , Watering System					
Appliances: Dishwasher , Disposal , Garage Door Opener(s) , Microwave , Oven/Range-Electric , Refrigerator					
Lot Desc: Cul-de-Sac , Level , View-Lake , View-Mountains , View-Panoramic , Res Est					
Master BR/BA: 1 Master Suite , Dual Sinks , Master Upstairs , Separate Tub/Shower					
Garage/Park: Attached , Motor Home Garage , Door - 12Ft					
Style: 2 Story		Roof: Tile		Floor: Tile-Ceramic , W/W Carpet	
Heat/Cool: Cooling-2+ Units , Heating-2+ Units		Floor: Tile-Ceramic , W/W Carpet		Water/Sew: Sewer-City , Water-City	
Fireplace:		Water/Sew: Sewer-City , Water-City		Electric/Gas: 110 Volt , 220 Volt	
Laundry Hkp: House		Electric/Gas: 110 Volt , 220 Volt		Fencing: Stucco , Wrought Iron	
Construction: Stucco , Wood Frame		Fencing: Stucco , Wrought Iron		Other Room:	
Comm Amen: Bike/Jog Trail(s)		Other Room:		Terms: 1031 Exchange , Cash , Conventional	
Lockbox Loc: Hose Bib		Terms: 1031 Exchange , Cash , Conventional			
Docs on File:					
APPROXIMATE ROOM DIMENSIONS					
Living Rm: 23 X 24.6	Dining Room:	Kitchen: 22.6 X 12			
Den:	Family Room:	AZ Room:			
MBR: 23 X 24.6	BR 2: 12 X 11.6	BR 3: 12 X 11.6			
BR 4:	Other 1: 9.8 X 11 (see remarks)	Other 2:			
Comm Name:		Unit ID:		Occ. Restricts:	
Public Rems: The Best Havasu has to offer. Builders own custom home. This is a great home with many upgrades and custom features. Too many amenities to list. Huge lot with great pool and some awesome views. Large RV garage with 15 ft ceiling. Master suite is incredible with his and hers closets.. Take a look for your discriminating buyer!!					
Directions: Cherry Tree Blvd to Circula de Hacienda to Plaza Roca					
Taxes: \$1,318.88	Tax Year: 2006	Parcel ID: 113-16-023			
Tract/Blk/Lot: 2368/n/a/23	Assmnt Type:	Assessment: \$			
HOA/Dues: Yes/ \$	Ann/Qtr/Mthly:	SqFt Source: Blueprint			
Home Warranty:	Map Coord:	GPS Coord:			
Flood Plain: No	Possession: Negot	Twp/Rng/Sec: 14N/ 19W/ 33			
PREPARED BY					
Prepared by: Tim Rath		Email : TRATH@FRONTIERNET.NET			
 Selman And Associates		Direct Ph# : (928) 486-6773			
387 S LAKE HAVASU AVENUE #101		Other Ph# : (928) 855-5555			
 LAKE HAVASU CITY, AZ 86403		Fax Ph# : (928) 855-0167			
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