

Customer w/Gallery

<b>Single Family</b> <b>811171 Active</b>		<b>3213 AZTEC DR</b> <b>LHC, AZ 86403</b>		 (2)	<b>L\$229,900</b> <input checked="" type="checkbox"/>
	<b>Beds:</b>	3	<b>Res Type:</b>	Single Family	
	<b>Total Baths:</b>	2	<b>Cross Street:</b>	Daytona	
	<b>Pool:</b>	Private	<b>County:</b>	Mohave	
	<b>Year Built:</b>	1980	<b>Area:</b>	LHC-Central	
	<b>Garage Open:</b>		<b>Subdivision:</b>	Lake Havasu City	
	<b>Garage Depth:</b>		<b>Exposure:</b>	S	
	<b>Garage Spaces:</b>	2 (approx 10X20)	<b>Builder/Manuf:</b>	TBD	
	<b>Garage Dims:</b>		<b>New Constr:</b>	No	
	<b>Garage SqFt:</b>		<b>Est. Date Compl:</b>		
	<b>Apx Liv SqFt:</b>	1,470	<b>Zoning:</b>	Single-Family Residential	
<b>Apx Lot Dims:</b>		<b>Fireplace:</b>			
<b>Full Baths:</b>	2	<b>3/4 Baths:</b>	0	<b>Half Baths:</b>	0
<b>Apx. Total SqFt:</b>		<b>Lot SqFt:</b>		<b>Apx. Acres:</b>	.24
				<b>Split BR:</b>	No
				<b>Handicap:</b>	
<b>FEATURES</b>					
<b>Int Features:</b>	Cable Wired , Casual Dining , Ceiling Fan(s) , Central Vacuum , Counters-Solid Surface , Pantry , Rear Kitchen				
<b>Ext Features:</b>	Fruit Trees , Landscape-Back Yard , Landscape-Front Yard , Motor Home Hookups , Pool - Gunite , Pool - In Ground , Utility Building				
<b>Appliances:</b>	Dishwasher , Disposal , Microwave , Oven/Range-Electric , Refrigerator , RO System-Own , Water Heater-Elec , Water Softener-Own				
<b>Lot Desc:</b>	Level				
<b>Master BR/BA:</b>	1 Master Suite	<b>Garage/Park:</b>	Attached , Motor Home Parking , RV Parking		
<b>Style:</b>	1 Story	<b>Roof:</b>	Shingle		
<b>Heat/Cool:</b>	Cooling-Heat Pump , Heating-Heat Pump	<b>Floor:</b>	Tile-Ceramic		
<b>Fireplace:</b>	Free Standing , Woodburning	<b>Water/Sew:</b>	Sewer-City , Water-City		
<b>Laundry Hkp:</b>	House	<b>Electric/Gas:</b>	110 Volt , 220 Volt		
<b>Construction:</b>	Stucco , Wood Frame	<b>Fencing:</b>	Block , Stucco		
<b>Comm Amen:</b>		<b>Other Room:</b>			
<b>Lockbox Loc:</b>	Hose Bib	<b>Terms:</b>	1031 Exchange , Cash , Conventional		
<b>Docs on File:</b>					
<b>APPROXIMATE ROOM DIMENSIONS</b>					
<b>Living Rm:</b>		<b>Dining Room:</b>		<b>Kitchen:</b>	
<b>Den:</b>		<b>Family Room:</b>		<b>AZ Room:</b>	
<b>MBR:</b>		<b>BR 2:</b>		<b>BR 3:</b>	
<b>BR 4:</b>		<b>Other 1:</b>		<b>Other 2:</b>	
<b>Comm Name:</b>		<b>Unit ID:</b>		<b>Occ. Restricts:</b>	
<b>Public Rems:</b>	GREAT POOL HOME THAT HAS BEEN REMODELED. 17 SEER AC UNIT. NEW GUNITE IN POOL IN 2005. NEW CABINETS AND COUNTERS. LOTS OF TILE. SIDE PARKING FOR THE MOTOR HOME WITH ELEC HOOK-UPS. SEPERATE LIVING AND FAMILY ROOMS. PRICED RIGHT. OWNERS WILLING TO LEASE BACK UNTIL END OF JUNE. Already on sewer.				
<b>Directions:</b>	McCulloch or Acoma to Daytona to Aztec.				
<b>Taxes:</b>	\$1,055.68	<b>Tax Year:</b>	2007	<b>Parcel ID:</b>	105-06-064
<b>Tract/Blk/Lot:</b>	125/10/11	<b>Assmnt Type:</b>		<b>Assessment:</b>	\$
<b>HOA/Dues:</b>	No/ \$	<b>Ann/Qtr/Mthly:</b>		<b>SqFt Source:</b>	Tax Roll
<b>Home Warranty:</b>		<b>Map Coord:</b>		<b>GPS Coord:</b>	
<b>Flood Plain:</b>	No	<b>Possession:</b>		<b>Twp/Rng/Sec:</b>	13N/ 19W/ 6
<b>PREPARED BY</b>					
	<b>Prepared by: Tim Rath</b>		<b>Email : TRATH@FRONTIERNET.NET</b>		
	<b>Selman And Associates</b>		<b>Direct Ph# : (928) 486-6773</b>		
	<b>387 S LAKE HAVASU AVENUE #101</b>		<b>Other Ph# : (928) 855-5555</b>		
	<b>LAKE HAVASU CITY, AZ 86403</b>		<b>Fax Ph# : (928) 855-0167</b>		
					
<a href="#">(null)</a>					
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Photo Gallery List# R811171AC





**New Gunite in 2005**

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