



Grace Ojuka

801-372-9202

MLS#: 1566233

Condo / Condo: Middle Level

|                           |                           |
|---------------------------|---------------------------|
| <b>\$185,000</b><br>Price | <b>2001</b><br>Year Built |
| <b>3</b><br>Bedrooms      | <b>2</b><br>Bathrooms     |
| <b>1255</b><br>Sqft       | <b>0.03</b><br>Acres      |

## Agent Remarks

This open, spacious mid-level 3 bedroom 2 bath condo shows pride of ownership in every way. Owner has taken immaculate care of this property with upgraded appliances, kitchen cabinets, counter tops, and bamboo flooring! Located in the Ranches of Eagle Mtn. close to walking trails, playgrounds, splash pad, mountain bike park, golf course, shopping, and restaurants. Master suite has full bath and walk in closet. Fantastic community with a pool, clubhouse and gym. In January HOA fee will also cover earthquake insurance! Square footage figures are provided as a courtesy estimate only and were obtained from county records. Buyer is advised to obtain an independent measurement.

## Full Details

### Interior Features Include

- Bath: Master,Closet: Walk-In,Dishwasher: Built-In,Disposal,Floor Drains,Kitchen: Updated,Range: Gas,Range/Oven: Free Stndg.
- **Floor Coverings:** Carpet,Linoleum,Bamboo
- **Window Coverings:** Blinds,Draperies
- **Air Conditioning:** Central Air: Electric
- **Heating:** Forced Air,Gas: Central
- **Basement:** None/Crawl Space

### Other Features

**Amenities:** Cable Tv Wired,Clubhouse,Electric Dryer Hookup,Exercise Room,Park/Playground,Swimming Pool  
**Utilities:** Gas: Connected,Power: Connected,Sewer: Connected,Water: Connected  
**Water:** Culinary

### Floor Details

|              |                                     |
|--------------|-------------------------------------|
| <b>1</b>     | 1255 sqft, 3 bed, 2 bath, 1 laundry |
| <b>Total</b> | 1255 sqft                           |

### Inclusions

Ceiling Fan,Dishwasher: Portable,Microwave,Range,Window Coverings

### Additional Details

**Days on Market:** 12

**Price per sq. ft.:** \$147

**Subdivision:** WILLOW SPRINGS PH 2

**Property Taxes:** \$855

**HOA Fee:** \$175

### Exterior Features Include

- Balcony,Deck: Covered,Double Pane Windows,Outdoor Lighting,Sliding Glass Doors
- **Lot:** Curb & Gutter,Road: Paved,Sidewalks,Sprinkler: Auto-Full,Terrain: Flat,View: Mountain,Adjacent to Golf Course
- **Landscape:** Landscaping: Full
- **Roof:** Asphalt Shingles,Pitched
- **Exterior:** Aluminum/Vinyl,Brick
- **Patio/Deck:** 1 Deck
- **Garage:** Parking: Covered,Parking: Uncovered
- **Garage Capacity:** 0

### Local Schools

**School District:** Alpine

**Elementary School:** Hidden Hollow

**Jr High:** Vista Heights Middle School

**Sr High:** Westlake