



Pamela L. Ninneman, Qualifying Broker  
 Wendy M. Mileta Associate Broker  
 Bus. (575) 445-8477 \* Fax (575) 445-8991  
 219 South 2<sup>nd</sup> Street, P.O. Box 747  
 Raton, New Mexico 87740



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### COOPERATIVE LISTING INFORMATION SHEET

Address 1445 Arnold Price **\$115,000**

Legal description Mountain View Addition, Block c lot 44,45,S 5' OF 43, n 11' OF LOT 46 Type property sfr

Zoning RM-1 Taxes/Year \$672/2011 Approx age Built 1979

Date listed 1/12/2012 Date Sold \_\_\_\_\_ Date off market \_\_\_\_\_

Owners Wilkins Occupied by Owners

How shown 24 hour notice with listing office

**(ROOM SIZES APPROXIMATE)**

<b>Builder</b>	<u>unknown</u>	Approx. sq. ft.	<u>1107</u>	Living rm.	<u>10x12</u>	# of rooms	<u>6</u>
<b>construction</b>	<u>frame</u>	Type heat	<u>electric</u>	Dining rm.		# or bedrooms	<u>3</u>
<b>Roof</b>	<u>shingle</u>	Type cooling	<u>none</u>	Family rm.		# of bathrooms	<u>1 and 3/4</u>
<b>Siding</b>	<u>Lap siding</u>	Fireplace	<u>none</u>	Kitchen	<u>12x8</u>	Lot size	<u>1/2 acre</u>
<b>Insulation</b>	<u>yes</u>	Wood stove		Utility rm.		Public utilities	<u>Sewer, water, electric</u>
<b>Garage</b>	<u>1 att.</u>	Sub-flooring	<u>wood</u>	Mstr. Bedroom	<u>14x18</u>	Private utilities	
<b>Carport</b>	<u>no</u>	Floor coverings	<u>Carpet/wood</u>	#2 bed rm.	<u>12x10</u>	Paving	<u>No Yes x</u>
<b>Fence</b>	<u>yes</u>	Window coverings	<u>blinds</u>	# 3 bed rm.	<u>8x10</u>	Other	

Appliances: Range x Refrigerator x Disposal xDishwasher Washer Dryer

Dryer Connection: Gas Electric x none

Property is not in flood boundary as shown by HUD map dated May 1987

Remarks Well maintained home in quiet neighborhood. 3 bedroom home well maintained. Large yard with deck is great for entertaining. Privacy fence around back and 1 car attached garage. Very well taken care of , updated baths and kitchen make this home move in ready! Great for first time homebuyers!

Listing Agent: Wendy M Mileta Phone: 575-445-8477