



MLS#: 731928 St: ACT 1st Rgt: RES-Single Family LP: \$132,000
806 Prairie RD LP/SqFt: \$143
 Colorado Springs, CO 80909-4831 **County: El Paso**
Area: CEN Subarea: Knob Hill
Schedule#: 6409314014 Top: 4556 Side: 2677
Zone: R2 Zone Entity: COS
SD: 11-Colorado Springs Grd:
Mid: Hi:
Directions/Cross Streets: Acres: 0.112 Lot SqFt: 4,900
 FROM UNION AND GALLEY * E. TO PRAIRIE * N. TO PROPERTY * ON WEST SIDE OF STREET

YB: 1943 Tax/Yr:\$562/2010 SqFt Src: Assessor Records

HOA: \$0(Not Applicable) Covenants: N

Earnest:\$2,000 Title Evid: Title Insurance

Liv: 14 X 9 M	Beds: 2	Tot SqFt: 923	Baths: 1	Rgh In:
Din: 9 X 8 M	Main Lvl Bed: Y	Fin SqFt: 923	U 5pc: 0	L 5pc: 0
Kit: 14 X 9 M	MBR: 14 X 9 M	Above Grd:	U Full: 0	L Full: 0
Fam: 0 X 0	2BR: 12 X 9 M	Upper: 0	U 3/4: 0	L 3/4: 0
Oth1:	3BR: 0 X 0	Main: 923	U 1/2: 0	L 1/2: 0
Oth2:	4BR: 0 X 0	Lower: 0	M 5pc: 0	B 5pc: 0
Oth3:	5BR: 0 X 0	% Lwr Fin: 0%	M Full: 0	B Full: 0
Pat:	Office:	Basement: 0	M 3/4: 1	B 3/4: 0
Garage #: 1		% Bas Fin: 0%	M 1/2: 0	B 1/2: 0

Legal:N 22 Ft Of E 100 Ft Of Lot 19, E 100 Ft, N 12 Ft Of W 50 Ft Of Lot 20, S 2 Ft Of Lot 21 Blk 22 Knob Hill Add Colo Spgs

Baths Totals:
 5pc:0 Full:0
 3/4:1 Half:0

Exterior Amenities:

~GARAGE AMEN: Oversized, Garage Door Opener ~GARAGE REMOTES: 2 ~CONSTRUCTION: Existing Home ~AJD PARCEL FOR SALE: N ~FLOOR PLAN: Ranch ~BSMT/FND: Crawl Space ~STRUCTURE: Framed on Lot ~SIDING: Wood ~ROOF: Composite Shingle ~WINDOW: Vinyl ~DRIVEWAY: Concrete ~FENCE: Rear ~OUT BLDG: Storage Shed

Interior Amenities:

~FIREPLACE: Free-standing, Wood ~HEAT/AIR: Ceiling Fan, Central Air, Forced Air, Natural Gas ~FLOORS: Carpet, Ceramic Tile, Wood ~MISC INTERIOR: 6-Panel Doors ~MASTER BED AMENITIES: Walk-in Closet, Carpet ~LIVING DESC: Wood, See Property Description Remarks ~KITCHEN DESC: Ceramic Tile, Walk-out ~LAUNDRY: Main ~MISC ITEMS: Kitchen Pantry, Window Coverings

Lot Information:

~LOT DESC: See Property Description Remarks ~LOT LOCATION: Near Park ~UTILITY: Electricity, Telephone, Natural Gas ~WATER: Municipal ~SANITATION: Sewer ~WELL PERMIT: N

Property Description:**Offers/Financials:**

~TERMS OFFERED: Cash, Conventional, VA, FHA ~POSS TERMS: DOD ~ASSUMABLE LOAN: N ~EXISTING LOAN: N
~EQUITY:\$132,000 ~REQ NOTICES: Not Applicable ~EXTRAS: updated appliances, washer and dryer, central air

Property Remarks:

PREVIOUSLY FULLY UPDATED * 2 BR * 1 BA * 1 CAR GARGAGE * UPDATING INCLUDES NEW PLUMBING, ELECTRIC, FURNACE, WATER HEATER, KITCHEN APPLIANCES- GAS RANGE, FRIG, MO, DW, PANTRY, T ILE FLOOR, COUNTERS AND CABINETS, TILE FLOOR, UPDATED BATH AND FIXTURES, WOOD, TILE AND CARPET FLOORING * WOOD STOVE * DUAL-PANE WINDOWS * INTERIOR WALLS W/ROUNDED CORNERS * 6 PANEL DOORS * ATTIC FAN * SHOWS LIKE NEW!

CDOM:3



