

**ALL FIELDS DETAIL**



<b>MLS #</b>	62663	<b># of Bedrooms</b>	2
<b>Status</b>	ACTIVE	<b># of Bathrooms</b>	1
<b>Type</b>	SINGLE FAMILY	<b>View</b>	Ocean View
<b>Address</b>	454 Grand	<b>Levels</b>	1 Story
<b>Address 2</b>		<b>Garage Type</b>	None
<b>City</b>	Crescent City	<b>Garage Capacity</b>	0
<b>State</b>	CA	<b>Terms</b>	Cash/Submit
<b>Zip</b>	95531	<b>SQFT</b>	1001 - 1500
<b>Area</b>	CRESCENT CITY	<b>Heating</b>	Zonal
<b>Class</b>	RESIDENTIAL		
<b>Asking Price</b>	\$199,000		
<b>Sale/Rent</b>	For Sale		
<b>IDX Include</b>	Yes		

Virtual Tour

**GENERAL**

<b>VOW Include</b>	Yes	<b>VOW Address</b>	Yes
<b>VOW Comment</b>	Yes	<b>VOW AVM</b>	Yes
<b>Agent</b>	HELLA M ROTHWELL - CELL: (707) 460-0604	<b>Listing Office 1</b>	HELLA ROTHWELL - OFFIC: (707) 460-0604
<b>Listing Agent 2</b>		<b>Listing Office 2</b>	
<b>Coop</b>	2.5	<b>Bonus Y/N</b>	
<b>Bonus Amount \$</b>		<b>Owner Name</b>	
<b>Owner Phone</b>		<b>Occupant Name</b>	
<b>Occupant Phone</b>		<b>Listing Date</b>	1/6/2010
<b>Number of Acres</b>	0.22	<b>Zoning</b>	R1-B6
<b>Paved Streets Y/N</b>	Yes	<b>Approx Lot Dimensions</b>	70x135
<b>APN #</b>	120-086-10	<b>Subdivision</b>	None
<b>School District</b>	Joe Hamilton	<b>Foundation</b>	Perimeter
<b>Water/Sewer</b>	Public Wtr Swr	<b>Approx SqFt</b>	1383
<b>Price Per SQFT</b>	143.89	<b>Year Built</b>	1953
<b>Living Room</b>	y	<b>Dining Room</b>	
<b>Great Room</b>		<b>Family Room</b>	
<b>Kitchen</b>	y	<b>Den/Study</b>	
<b>Master Bedroom</b>	y	<b>Master Bath</b>	y
<b>Laundry Room</b>	y	<b>Extra Room</b>	
<b>Fire Place Y/N</b>	Yes	<b>Mobile Size</b>	
<b>Mobile ID#</b>		<b>Mobile Model</b>	
<b>Mobile Home Park</b>		<b>Mobile Rent \$</b>	
<b>Mobile Space #</b>		<b>Directions</b>	9th to Pebble Beach Drive, turn right at Grand Ave, 2nd house on the left.
<b>Off Market Date</b>		<b>Client Hit Count</b>	0
<b>Agent Hit Count</b>	0	<b>Cumulative DOM</b>	547
<b>Search By Map</b>		<b>Tax ID</b>	
<b>Update Date</b>	1/6/2010	<b>Status Date</b>	1/6/2010
<b>HotSheet Date</b>	1/6/2010	<b>Price Date</b>	1/6/2010
<b>Input Date</b>	1/6/2010 7:50:00 PM	<b>Associated Document Count</b>	0
<b>Original Price</b>	\$199,000		

**FEATURES**

<b>SHOWING INSTRUCTIONS</b>	<b>TOPOGRAPHY</b>	<b>SEWER/WATER</b>	<b>INTERIOR FEATURES</b>
Appointment Only	Level	Community System	Bath-Master
Call Agent	<b>CONSTRUCTION</b>	<b>UTILITIES</b>	Breakfast Bar
Renter Occupied	Frame	Cable	Cable
24 Hour Notice	<b>STREET/ROAD INFORMATION</b>	Electric	Carpet
<b>INTERIOR CONDITION</b>	Paved	Stove-Electric	Din-Kit/Comb
Above Average	<b>ROOF</b>	Water Heater-EI	Drapes/Curt/Blinds
<b>EXTERIOR CONDITION</b>	Composition	Wired for 220	Utility Room
Average	<b>EXTERIOR</b>	<b>PROPERTY DESCRIPTION</b>	<b>FIREPLACE</b>
	T111	Located in Country	1 Fireplace
	<b>CLOSING/POSSESSION</b>	<b>EXTERIOR FEATURES</b>	<b>APPLIANCES</b>
	Close of Escrow	Decking Open	Range/Oven
		Garden Area	Refrigerator

**SOLD STATUS**

<b>How Sold</b>	<b>Contract Date</b>
<b>Closing Date</b>	<b>Sold Price</b>

**SOLD STATUS**

**Selling Agent 1**  
**Selling Agent 2**

**Selling Office 1**  
**Selling Office 2**

**PUBLIC REMARKS**

A wonderful little beach house steps to Pebble Beach Drive and the Pacific Ocean. Plenty of extra space to build a garage or a second story on the house to take advantage of the views of the ocean. Cozy fireplace in living room, nice kitchen with breakfast bar and dining area, two bedrooms with sliding glass doors to the deck. Garden area with trees. Imagine those glorious sunsets, and walks on Pebble Beach Drive.

**AGENT ONLY REMARKS**

Please give me 24 hours notice to show the property. Tennant is month to month.

**ADDITIONAL PICTURES**

