


Village Land Shoppe - (928) 525-1125 - WWW.VILLAGELANDSHOPPE.COM

Client Detail Report

Listings as of 11/04/09 at 4:23pm

Active 08/15/09	Listing # 137608	321 Jadito Tr Flagstaff, AZ 86001-9513	Listing Price: \$249,900
	County: Coconino	Cross St: Toho Trail	
	Prop Type	Residential	Prop Subtype(s) Single Family
	Region	SR - 720	
	Beds	3	Approx Square Feet 1324 County
	Baths	2	Price/Sq Ft \$188.75
	Year Built	2002	Lot Sq Ft (approx) 10032
	APN	11619033	Lot Acres (approx) 0.230
	DOM	81	

[See Additional Pictures](#) [See Virtual Tour](#)**Listing Office** Village Land Shoppe**Directions** Exit 333 off I-17 west to Kachina Trail turn right. Left on Pinon Trail, left on Toho Trail, right on Jadito.

Marketing Remark **What a beautiful home! Like New!** Built in 2002 this 3 bedroom, 2 baths, 1324 sq. ft. has only been used during the summer. You walk in to the open spacious great room with vaulted ceilings, ceramic tile flooring, stain grade trim and an island for easy cooking and entertaining. Gorgeous pavers run down the driveway and sidewalk that creates a grand entrance to your home, a pretty walk way and multiple areas for your outdoor gatherings. You will also find a dog run and possible additional space to finish out underneath the home for either storage, game room etc. (already has venting from the upstairs heater which is also great for the winter to help keep pipes from freezing). Don't miss out on this beautiful home ready to move in and enjoy!

Key Words

Owner May Carry	No	Veg Density	Heavily Treed
Year Built Range	2001 +	Garage Capacity	None
Lot Size Range	0-.99 Acres	Square Ft Range	1251-1500
REO	No	Short Sale	No
Legal Description 1	Kachina Village #5 Lot 321	Zoned	SFR
Apprx SqFt	#1324.00	Taxes	\$1734.98
Tax Year	2008	Possession	At COE
Owner May Sell	Cash, Conventional, FHA, VA	Exist Finan/Fee/Doc	SPDS
Bedroom Features	MBr Main, MBr w/Bath	Living Room	Yes
Living Room Features	Cath/Vltd Ceilings	Family Room	No
Dining Room	Yes	Dining Room Features	Kit/DR Combo
Kitchen Features	Island, Breakfast Bar, Dishwasher, Garbage Disposal, Refrigerator, Gas Range, Microwave	Laundry Room	In Hallway, Washer/Dryer
Other Rooms	Study/Den/Library (or 3rd bedroom now office)	# of Fireplaces	#1.0
Fireplace Type	Gas Log	Heating	Forced Air Gas
# of Furnaces	#1.0	Water Heater	Natural Gas
Utilities Installed	Electric, Natural Gas, Private Water Co., Private Sewer Co., Telephone, TV Cable	Interior Amenities	Ceiling Fan, Smoke Detector, Skylight (Kitchen & Master bath)
View	Forest	Roads	Paved
Road Maintenance	County	Snow Removal	Cnty
Location	Rural, Winter Accessible	Foundation	Walk-Out Basement (unfinished), Stenwall
Construction	Wood/Frame	Exterior	Composite
Roof	Asphalt Shingle	Windows	Double Pane, Wood Frame
Floor Covering	Wall to Wall Carpet, Ceramic Tile	Style	Single Level
Exterior Amenities	RV Parking, Landscaped, Sprinklers/Drip Sys, Dog Run, Open Deck, Covered Deck, Dogs/Cats OK, Ponderosa, Other Trees	Ceiling	Vaulted/Cathedral
Flood Zone	D-Undetermined		

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