

Client Detail Report

Listings as of 08/29/09 at 7:46am

Sold 04/20/09	Listing # 90002834 County: Ventura	654 W Hemlock St Port Hueneme, CA 93041-1223	Listing Price: \$114,900 Map: 552, C1
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Prop Type	Residential	Prop Subtype(s)	Attached
Area	33	Tract Code	Marina Village
Beds	2	Approx Square Feet	856 Assessor
Baths	1	Price/Sq Ft	\$126.75
		Pool	Community
Year Built	1971	Lot Sq Ft (approx)	1742
APN	1890321195	Lot Acres (approx)	0.040

Directions Penthouse Model. Park in rear to show.

Marketing Remark REO/Bank Owned 2 + 1 Marina Village Penthouse unit. Away from the street and located on the perimeter of the complex. Upstairs with nobody above you. Opportunity knocks at this price. Close to Channel Islands Harbor. Submit!!

Selling Price \$108,500	Selling Date 04/20/09	Pending Date 04/20/09
Original Price 114,900	SP % LP 94.43	

Model Name	Penthouse	School District	Oxnard
Zoning	R3pd	Lot Size Range	0 - 3.99K
Agreement Type 2		REO/Bank Owned	Yes
Fractional Ownership	No	Possession	COE
Terms of Sale		Contingencies	Other/See Agnt Rmks
Deposit	M/A	Entry Level	2nd Floor
City Inspection	Record Search Only	Fencing	None
Terms	Cash, Conventional	Parking	1 Car, Attached, Garage, Other/See Remarks
Property Features		Housing Type	Apt. Style/Condo
Construction Type	Stucco, Wood	Patio	Balcony
Features	Other/See Remarks	Roof	Composition Shingle
Foundation	Concrete Slab	Spa	Community
Horse Property	None	Streets	Public, Paved
Property Site	Other/See Remarks	Climate Control	Radiant Heat
Pool	Community	Fireplace(s)	None
RV Access	No	Laundry	Common Area, Laundry Room
Stories/Living Space	1 Story, Upper-Level	HOA	\$176
View	None	HOA Includes	Community Pool, Playground, Community Spa, Roof Maintenance, Exterior Maintenance, Greenbelt/Park, Trash Removal, Insurance
Interior Features		Sewer	Sewer
Appliances	Oven Electric, Range Electric	Water	Public Utility
Dining	Dining Area		
Flooring	Carpet, Vinyl/Linoleum		
Other Information			
HOA	Yes		
HOA Per	Month		
Mello Roos	No		
Utilities	Other/See Remarks		

Presented By:	Don Nelson Lic: 01191815 Primary: 805-659-2000 Secondary: 805-302-5060 Other:	Don Nelson Team 674 County Sq Dr #203 Ventura, CA 93003 805-659-2000 Fax : 805-659-5850
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August 2009		

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