

Client Full Report with Photo/Map

Neil Hoang
Single Family Residence Detached **RES Active** **14611 COUNTRYWOOD Ln** Irvine (IR) Price **\$465,000*** Sat, Nov 27, 2010 02:47 PM Ref: 1



West Irvine (WI) Zip **92604-2333** TGNO **860G2**
Orange County (OR) XSTS Walnut Aerial Map

MRM-110047517 [Media: 2](#) Builder Tract ()
 Bed 3 Model ()
 Baths 2 Style Stories **One Level** Floor
 View **No View** HOA Dues \$ **0 + \$** Land Lse/Yr \$
 ASqFt **1,476** Assessor YrBlt **1970** Land **Fee**
 ALotSize **5,019** Dim Acres
 Prkng **Garage Attached** # Garages RV Acc Range
 Garage, # cars **2 A** Rem # Uncovered Spaces Cprt # Garages RV Acc \$: **No**

Range Price Listing: **No**
3 bedrooms, 2 baths house. Very nice area. This short sale is been approved listed price.

Directions
 Special Conditions: **Short Sale/Subj to Lender Approval****

Rooms

Bedrooms **Master Suite** Living Rm
 Kitchen Dining
 Total Baths 2 Full Baths 2 3/4 Baths 1/2 Baths 1/4 Baths
 Baths Desc
 Other

Amenities

Pool **No Pool**
 Spa
 TV Water Heater
 Firepl **Other**
 Appliances
 Other
 High or Mid-Rise Amenities
 Security

Interior

Heating Cooling **Central** Floors
 Interior Misc
 Disability Access

Exterior/Structural

Roof Entry Location Common Walls **No common walls**
 Plumbing Patio
 Cond Sprinklers Doors/Windows
 Structures, Other
 Exterior Construction

Lot Description

APNO **44908311** Zoning Lot/Block/Tract **12//7213**
 Lot **Curbs-Walks** Legal
 Sewer Water **District/Public** Water District Yard
 Distance to Beach (miles)

Community/Association

HS Dist Elemen Junior High Sch
 Amenities
 Units HOA Dues \$ **0 + \$** Mello Roos
 Land **Fee** Land Lse/Yr \$
 City Inspection Required **No** Builder's Name

Listing Activity

LP/SqFt **\$315.04** Orig Price \$ **350,000** Prev Price \$ Current Price **\$465,000**

Contact Information

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Neil Hoang
Single Family Residence **Detached**

Residential RES **Active** [4482 PARKGLEN Cir](#)

Sat, Nov 27, 2010 02:47 PM
 Irvine (IR)

Ref: 2
 Price **\$469,990***



El Camino Real (EC)
Orange County (OR)

Zip **92604-2340**
 XSTS **Yale Ave and Walnut Ave.**

TGNO [860F3](#)
 Aerial Map

MRM-I10068824	Media: 8	Builder Tract ()						
Bed 3	Style	Model ()						
Baths 2		Stories One Level			Floor			
View No View					HOA Dues \$ 0 + \$		Land Lse/Yr \$	
ASqFt 1,178 Assessor		YrBlt 1971			Land Fee			
ALotSize 5,000				Dim	Acres			
Prkng Interior Access								
Garage, # cars 2	Rem	# Uncovered Spaces	Cprt	# Garages		RV Acc		Range \$: No

Range Price Listing: **No**
This is not a Short Sale or REO, Seller's will respond to your offer next day. LOWEST PRICE IN THE NEIGHBORHOOD, REDUCED PRICE!!!!
STANDARD SALE!!!!!!SELLER WILLING TO NEGOCIATE PRICE, DON'T BE AFRAID TO SUBMIT YOUR OFFER, NO HOA, NO MELLO ROOS. Nice single story home with 3 bedrooms plus den and sun room, fireplace in living room, private yard with pool and jacuzzi, ceramic tile floor in kitchen and dining room, plantation shutters and crown molding throughout, 1 bathroom recently remodeled. Great opportunity to own a detached home in a great community, walking distance to park and playgrounds, close to library, Irvine High, Shopping Center, easy access to freeway. Seller's will credit buyer for carpet replacement.

Directions
 Special Conditions:

Rooms				
Bedrooms Master Suite		Living Rm		
Kitchen		Dining		
Total Baths 2	Full Baths 2	3/4 Baths	1/2 Baths	1/4 Baths
Baths Desc				
Other Den/Office, Bonus Room				

Amenities	
Pool In Ground	
Spa In Ground	
TV	Water Heater
Firepl Living Room	
Appliances	
Other	
High or Mid-Rise Amenities	
Security	

Interior		
Heating Baseboard	Cooling Central	Floors
Interior Misc		
Disability Access		

Exterior/Structural		
Roof Shingle	Entry Location	Common Walls No common walls
Cond	Plumbing	Patio
Structures, Other	Sprinklers	Doors/Windows
Exterior Construction		

Lot Description			
APNO 44912359		Zoning	Lot/Block/Tract 51//7233
Lot Some Landscaping, Cul-De-Sac		Legal	
Sewer	Water District/Public	Water District	Yard Block Wall, Wood
Distance to Beach (miles)			

Community/Association				
HS Dist		Elemen	Junior	High Sch
Amenities				
Units		HOA Dues \$ 0 + \$		Mello Roos
Land Fee		Land Lse/Yr \$		
City Inspection Required No	Builder's Name			

Listing Activity			
LP/SqFt \$398.97	Orig Price \$ 529,900	Prev Price \$	Current Price \$469,990

Contact Information



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Neil Hoang
Single Family Residence **Detached**

Residential RES **Active** **58 Bridgeport** **Irvine (IR)** **Sat, Nov 27, 2010 02:47 PM** **Ref: 3**
Price \$485,000*



Northwood (NW)
Orange County (OR)

Zip **92620-3209**
XSTS Yale/Trabuco/Southwood

TGNO **860G1**
Aerial Map

S632698	Media: 5	Builder Tract Bainbridge (BAIN)			
Bed 3		Model (5)			
Baths 3	Style Contemporary	Stories Two Levels	Floor		
View No View			HOA Dues \$ 97 + \$ 0	Land Lse/Yr \$	
ASqFt 1,424	Assessor	YrBlt 1984	Land Fee		
ALotSize 3,500	Assessor	Assessor	Dim	Acres 0.08	Assessor
Prkng Garage - Front Entry					
Garage, # cars 2	Rem	# Uncovered Spaces	Cprt	# Garages	RV Acc
					Range \$: No

Range Price Listing: **No**
A GREAT BEATIFULL SINGLE FAMILY HOME IN A DESIREABLE AREA OF IRVINE, WOOD FLOORS AND WINDOW TREATMENTS. BACK YARD IS AMAZING WITH GEORGEIOUS PALM TREES AND BUSHES. GREAT CURB APPEAL.

Directions **see map**
 Special Conditions: **Short Sale/Subj to Lender Approval****

Rooms

Bedrooms All Bedrooms Up	Living Rm Living Rm	Entrance	
Kitchen Formica Counters	Dining Family Room		
Total Baths 3	Full Baths 2	3/4 Baths 0	1/2 Baths 1
Baths Desc Fiberglass Shower Enclosure			1/4 Baths 0
Other			

Amenities

Pool No Pool			
Spa No Spa			
TV Cable TV	Water Heater Natural Gas		
Firepl Family Room / Brick / Gas Starter			
Appliances Freestanding Gas Range			
Other			
High or Mid-Rise Amenities			
Security			

Interior

Heating Forced Air	Cooling Other	Floors Wall-to-Wall Carpet
Interior Misc		
Disability Access None		

Exterior/Structural

Roof Composition	Entry Location Ground Level - no steps	Common Walls No common walls
Cond	Plumbing	Patio
Structures, Other	Sprinklers	Doors/Windows
Exterior Construction Stucco		

Lot Description

APNO 529-301-30	Zoning	Lot/Block/Tract 5//12148
Lot	Legal	
Sewer In Street Paid	Water District	Yard Block Wall
Distance to Beach (miles)		
	Water Meter on Property	

Community/Association

HS Dist Irvine Unified School District	Elemen	Junior	High Sch
Amenities			
Units	HOA Dues \$ 97 + \$ 0		Mello Roos No
Land Fee	Land Lse/Yr \$		
City Inspection Required No	Builder's Name		

Listing Activity

LP/SqFt \$340.59	Orig Price \$ 390,000	Prev Price \$ 490,000	Current Price \$485,000
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Neil Hoang
Single Family Residence **Detached**

Residential RES **Active** **11 Gettysburg**

Sat, Nov 27, 2010 02:47 PM
 Irvine (IR)

Ref: 4

Price **\$508,900***



Northwood (NW)
Orange County (OR)

Zip **92620-**
 XSTS **Yale / Trabuco**

TGNO **860H1**
 Aerial Map

S626129	Media: 14	Builder Tract Glen (NW) (GL)								
Bed 3		Model (0)								
Baths 3	Style Other	Stories Two Levels								
View No View										
ASqFt 1,300 Estimated		YrBlt 1985 Estimated				Floor				
ALotSize 3,500						HOA Dues \$ 90 + \$ 0				Land Lse/Yr \$
Prkng					Dim	Land Fee				
						Acres				
Garage, # cars 2	Rem	# Uncovered Spaces			Cprt	# Garages				RV Acc
										Range
										\$: No

Range Price Listing: **No**
Gorgeous Single Family House in Northwood Glen. It has been remodeled & upgraded with kitchen cabinets, granite countertops, wood flooring in main floor, and tile in all bath rooms and kitchen. Granite counter tops, new faucets and sinks in all bathrooms. Wood shutters on all windows. Custom paint interior... It is a move-in condition!!! Living and dinning room with vaulted ceiling. One bedroom and bathroom in main. Close to park, swimming pool and community tot lot. Convenient to shopping and transportation. Awarded schools!!! Low HOA dues, and no MELLO ROOS.
 Directions **Tabuco / Yale**

Special Conditions: **Standard Sale or Lease/None**

Rooms

Bedrooms							
Kitchen							
Total Baths 3	Full Baths 3	3/4 Baths 0	1/2 Baths 0	1/4 Baths 0			
Baths Desc							
Other							

Amenities

Pool Assoc Pool							
Spa Assoc Spa							
TV					Water Heater		
Firepl Family Room / Other							
Appliances							
Other							
High or Mid-Rise Amenities							
Security							

Interior

Heating Forced Air	Cooling Central	Floors Carpet - Partial, Ceramic Tile, Hardwood - Partial		
Interior Misc				
Disability Access None				

Exterior/Structural

Roof Common Roof	Entry Location Ground Level - no steps	Common Walls
Cond	Plumbing	Patio
Structures, Other	Sprinklers	Doors/Windows
Exterior Construction Stucco		

Lot Description

APNO 529-312-09		Zoning	Lot/Block/Tract 0//0
Lot		Legal	
Sewer In Street Paid	Water District/Public	Water District	Yard
Distance to Beach (miles)			

Community/Association

HS Dist Irvine Unified School District	Elemen	Junior	High Sch
Amenities			
Units	HOA Dues \$ 90 + \$ 0		Mello Roos No
Land Fee	Land Lse/Yr \$		
City Inspection Required No	Builder's Name		

Listing Activity

LP/SqFt \$391.46	Orig Price \$ 539,900	Prev Price \$ 519,900	Current Price \$508,900
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Neil Hoang **Residential** Sat, Nov 27, 2010 02:47 PM Ref: 5
Single Family Residence Detached **RES Active** [5151 DOANOKE Ave](#) **Irvine (IR)** Price **\$500,000 - \$529,000***



El Camino Real (EC) Zip **92604-** TGNO **860G3**
Orange County (OR) XSTS **WALNUT/YALE** Aerial Map

P752184 [Media: 6](#) Builder Tract **El Camino Glen (CH)**
 Bed **4** Model (*)
 Baths **3** Style **Colonial** Stories **Two Levels** Floor
 View **No View** HOA Dues \$ **0 + \$ 0** Land Lse/Yr \$
 ASqFt **1,976** Landlord/Tenant/Seller YrBlt **1970** Landlord/Tenant/Seller Land Fee
 ALotSize **5,543** Assessor Dim Acres
 Prkng **Garage - Single Door** # Uncovered Spaces Cprt # Garages RV Acc Range
 Garage, # cars **2** Rem **1** \$: **Yes**

Range Price Listing: **Yes**
TWO STORIES, 4 BEDROOM, 3 BATHS, EL CAMINO TRACT. NEW KITCHEN CABINET, NEW GRANITE COUNTER TOP. PROPERTY SOLD 'AS IS' CONDITION. SELLERS ARE VERY MOTIVATED.
 Directions **TAKE 5 SOUTH, EXIT CULVER TURN RIGHT, LEFT WALNUT, PASS YALE, RIGHT ON RYEWOOD, LEFT ON LORI ANN, RIGHT SWEETAN, LEFT ON DOANOKE.**
 Special Conditions: **Short Sale/Subj to Lender Approval****

Rooms

Bedrooms **2** Master Bedrooms Living Rm
 Kitchen Dining **In Kitchen**
 Total Baths **3** Full Baths **2** 3/4 Baths **1** 1/2 Baths **0** 1/4 Baths **0**
 Baths Desc
 Other

Amenities

Pool **No Pool**
 Spa **No Spa**
 TV Water Heater **Gas**
 Firepl **Family Room / Brick / Gas Starter**
 Appliances
 Other
 High or Mid-Rise Amenities
 Security

Interior

Heating **Forced Air** Cooling **Wall/Window** Floors **Ceramic Tile, Wall-to-Wall Carpet**
 Interior Misc
 Disability Access **None**

Exterior/Structural

Roof **Concrete Tile** Entry Location **Other** Common Walls **No common walls**
 Cond Plumbing
 Structures, Other Sprinklers
 Exterior Construction **Stucco** Patio
 Doors/Windows

Lot Description

APNO **449-093-10** Zoning Lot/Block/Tract **22//7062**
 Lot Legal
 Sewer **In, Connected & Paid** Water **District/Public** Water District Yard
 Distance to Beach (miles)

Community/Association

HS Dist **Other** Elemen Junior High Sch
 Amenities
 Units HOA Dues \$ **0 + \$ 0** Mello Roos No
 Land Fee
 City Inspection Required **No** Builder's Name

Listing Activity

LP/SqFt **\$267.71** Orig Price \$ **549,000** Prev Price \$ **549,000** Current Price **\$500,000 - \$529,000**

Contact Information

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Neil Hoang
 Single Family Residence Detached

Residential
RES Active 47 Diamante

Sat, Nov 27, 2010 02:47 PM
 Irvine (IR)

Ref: 6

Price \$530,000



Northwood (NW)
 Orange County (OR)

Zip 92620-1904
 XSTS Yale and Orange Arrow

TGNO [831A7](#)
 Aerial Map

S639393 [Media: 21](#) Builder Tract **Park Paseo (PS)**
 Bed 3 Model (A)
 Baths 2 Style **Contemporary** Stories **One Level** Floor
 View **No View** HOA Dues \$ **81 + \$ 0** Land Lse/Yr \$
 ASqFt **1,332** Assessor YrBlt **1980** Assessor Land Fee
 A Lot Size **4,275** Assessor Dim **45x100** Acres **0.1** Assessor
 Prkng **Driveway, Garage - Two Door, On Street Parking**
 Garage, # cars **2** Rem # Uncovered Spaces Cprt # Garages RV Acc Range
 \$: **No**

Range Price Listing: **No**
Detached Single Story home with terrific location in Park Paseo. Features 3 bedrooms and 2 bathrooms with attached 2 car garage. New interior paint, dishwasher, microwave. Wet bar. Fireplace in family room. Nice sized, wrap around, low maintenance backyard including synthetic turf. Walk to award winning schools, shopping, parks and trails. Many Association amenities including pool, spa, tennis, clubhouse, tot lots, BBQ's. Low HOA dues of \$81/mo. Don't let this one pass you by!
 Directions **East on Irvine Blvd, Left on Yale, Right on Orange Arrow, Left on Prosa, Right on Diamante**
 Special Conditions: **REO/Lender-Owned**

Rooms

Bedrooms Living Rm
 Kitchen Dining **Eating Area**
 Total Baths 2 Full Baths 2 3/4 Baths 0 1/2 Baths 0 1/4 Baths 0
 Baths Desc
 Other **Laundry In Garage**

Amenities

Pool **Assoc Pool**
 Spa **Assoc Spa**
 TV Water Heater **Gas**
 Firepl **Family Room / Uses Both Gas & Wood**
 Appliances
 Other **Wet Bar**
 High or Mid-Rise Amenities
 Security

Interior

Heating **Forced Air** Cooling **Central** Floors **Wood**
 Interior Misc
 Disability Access **None**

Exterior/Structural

Roof **Wood Shingles** Entry Location **Ground Level - no steps** Common Walls **No common walls**
 Cond **As Is** Plumbing Patio **Slab**
 Structures, Other Sprinklers Doors/Windows
 Exterior Construction **Stucco/Wood**

Lot Description

APNO **530-105-05** Zoning Lot/Block/Tract **48//9368**
 Lot **Lot Level-Flat** Legal **CC&RS, Homeowners Association**
 Sewer **In, Connected & Paid** Water **District/Public** Water District **Irvine Ranch Water District** Yard **Block Wall**
 Distance to Beach (miles)

Community/Association

HS Dist **Irvine Unified School District** Elemen Junior High Sch
 Amenities
 Units HOA Dues \$ **81 + \$ 0** Mello Roos **Unknown**
 Land **Fee** Land Lse/Yr \$
 City Inspection Required **No** Builder's Name

Listing Activity

LP/SqFt **\$397.90** Orig Price **\$530,000** Prev Price \$ Current Price **\$530,000**

Contact Information



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Neil Hoang
Single Family Residence **Detached**

Residential RES **Active** **14931 Piper Cir**

Sat, Nov 27, 2010 02:47 PM
 Irvine (IR)

Ref: 7
 Price **\$539,000***



El Camino Real (EC)
Orange County (OR)

Zip **92604-2717**
 XSTS **Culver & Walnut**

TGNO **860F2**
 Aerial Map

U10004156 [Media: 1](#) Builder Tract **Greentree (GT)**
 Bed **3** Style **Ranch** Model **(O)**
 Baths **2** Stories **One Level**
 View **No View** Floor
 ASqFt **1,492** Assessor YrBlt **1974** Assessor HOA Dues \$ **187 + \$ 0** Land Lse/Yr \$
 ALotSize **5,904** Assessor Dim Land Fee
 Prkng **Direct Garage Access, Driveway - Concrete, Garage - Single Door, Garage Attached** Acres
 Garage, # cars **2 A** Rem # Uncovered Spaces Cprt # Garages RV Acc Range \$: **No**

Range Price Listing: **No**
Greentree community / Priced below last sale for same model. Sellers are relocating and must sell this home quickly. Desirable corner, single story floorplan. Master bedroom with huge closet and wood floors. Light & bright family kitchen w/center island. Travertine/Marble like floors in livingroom, halls and family kitchen. Slider to backyard off kitchen/familyroom. nice backyard with citrus/fruit trees. Property has been rental since purchased so clean up is in progress. Greentree school is less than 100 yards away. Property is being SOLD in its present 'As-IS' condition.
 Directions **Located at the south east corner of Culver and Walnut. GPS or Mapquest for detailed directions.**
 Special Conditions: **Standard Sale or Lease/None**

Rooms

Bedrooms **Main Floor Master Bedroom** Living Rm **Living Room**
 Kitchen Dining **Family Kitchen**
 Total Baths **2** Full Baths **1** 3/4 Baths **1** 1/2 Baths **0** 1/4 Baths **0**
 Baths Desc
 Other

Amenities

Pool **Assoc Pool**
 Spa **Assoc Spa**
 TV Water Heater **Gas, Strapped**
 Firepl **Living Room / Brick / Gas Starter, Uses Both Gas & Wood**
 Appliances
 Other
 High or Mid-Rise Amenities
 Security

Interior

Heating **Central** Cooling **Central** Floors **Ceramic Tile, Hardwood - Partial, Marble, Travertine**
 Interior Misc
 Disability Access **No Interior Steps**

Exterior/Structural

Roof **Composition/Shingle** Entry Location **Ground Level w/steps** Common Walls **No common walls**
 Cond Plumbing Patio **Concrete Slab**
 Structures, Other Sprinklers **Front, Rear** Doors/Windows
 Exterior Construction **Hard Coat Stucco, Stucco/Wood**

Lot Description

APNO **449-343-12** Zoning Lot/Block/Tract **34//7302**
 Lot Legal
 Sewer **In, Connected & Paid** Water **District/Public** Water District Yard
 Distance to Beach (miles)

Community/Association

HS Dist **Irvine Unified School District** Elemen Junior High Sch
 Amenities
 Units HOA Dues \$ **187 + \$ 0** Mello Roos No
 Land Fee Land Lse/Yr \$
 City Inspection Required **No** Builder's Name

Listing Activity

LP/SqFt **\$361.26** Orig Price \$ **579,000** Prev Price \$ **549,000** Current Price **\$539,000**

Contact Information

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Neil Hoang
 Single Family Residence Detached

Residential
RES Active **4871 Lindstrom Ave**

Sat, Nov 27, 2010 02:47 PM
 Irvine (IR)

Ref: 8
 Price \$540,000*



El Camino Real (EC)
Orange County (OR)

Zip **92604-**
 XSTS **Walnut / Yale**

TGNO **860q3**
 Aerial Map

P726272 [Media: 7](#)
 Bed **3**
 Baths **2** Style **Contemporary**
 View **No View**
 ASqFt **1,653** Assessor
 ALotSize **5,550**
 Prkng **Driveway, Garage Attached**

Builder Tract **El Camino Glen (CH)**
 Model **(-)**
 Stories **One Level**
 YrBlt **1970** Assessor
 Assessor

Floor
 HOA Dues \$ **0 + \$ 0** Land Lse/Yr \$
 Land Fee
 Acres

Garage, # cars **2 A** Rem # Uncovered Spaces Cprt # Garages RV Acc Range \$: **No**

Range Price Listing: **No**
SHORT SALE!!! BEAUTIFUL LARGEST SINGLE STORY FLOOR PLAN IN TRACT. 3 BEDROOM + DEN, 2 BATH.SPA IN MASTERBATHROOM. FORMAL LIVING ROOM, BEAUTIFUL WOOD FLOOR THROUGH OUT THE HOUSE,CATHEDRAL CEILING,2 FIREPLACES. LARGE OPEN FAMILY ROOM/KITCHEN COMBINATION WITH LOTS OF WINDOWS AND GRANITE KITCHEN COUNTER TOP. CENTRAL HEAT/AC. 5YEAR OLD ROOF,STONE HARDSCAPE EXTENDS TO THE GREAT BACKYARD & PATIO. MANY OTHER ADDED VALUE AMMENITIES. DON'S MISS THIS VERY CLEAN READY TO MOVE-IN BEAUTIFUL HOME!!!

Directions **WALNUT / YALE**
 Special Conditions: **Short Sale/Subj to Lender Approval****

Rooms

Bedrooms **All Bedrooms Down** Living Rm **Living Rm** Entrance
 Kitchen Dining **Breakfast Nook, Eating Area**
 Total Baths **2** Full Baths **2** 3/4 Baths **0** 1/2 Baths **0** 1/4 Baths **0**
 Baths Desc
 Other

Amenities

Pool **No Pool**
 Spa **No Spa**
 TV Water Heater
 Firepl **Family Room, Master Bedroom / Free Standing / Uses Both Gas & Wood**
 Appliances **Built-In Electric Range**
 Other
 High or Mid-Rise Amenities
 Security **Automatic Fire Sprinkler System Throughout**

Interior

Heating **Forced Air** Cooling **Central** Floors **Carpet - Partial, Ceramic Tile, Hardwood - Partial**
 Interior Misc
 Disability Access **None**

Exterior/Structural

Roof **Metal** Entry Location **Ground Level - no steps** Common Walls
 Plumbing
 Cond Sprinklers **Front, Rear** Patio **Concrete Slab**
 Structures, Other
 Exterior Construction **Stone, Stucco** Doors/Windows **French Doors**

Lot Description

APNO **449-072-13** Zoning Lot/Block/Tract **82//0**
 Lot Legal
 Sewer **In, Connected & Paid** Water **District/Public** Water District Yard
 Distance to Beach (miles)

Community/Association

HS Dist **Irvine Unified School District** Elemen Junior **VANADO** High Sch **IRVINE HIGH**
 Amenities
 Units HOA Dues \$ **0 + \$ 0** Mello Roos **No**
 Land **Fee** Land Lse/Yr \$
 City Inspection Required **No** Builder's Name

Listing Activity

LP/SqFt **\$326.68** Orig Price \$ **560,000** Prev Price \$ **530,000** Current Price **\$540,000**

Contact Information



Preferred Phone Ext:
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Agent Direct Phone Number: **714-982-7732**
Mobile Phone: **714-982-7732**
Blog: www.TravelVietnamNetwork.com
Website address: www.BestHomeINC.com

Agent Toll Free Phone Number:
Pager: **714-724-8812**
Office Phone: **714-724-8812**
Office Name: **Mac 1 Funding**

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Neil Hoang
Single Family Residence **Detached**

Residential RES **Active**
4181 Fireside Cir

Sat, Nov 27, 2010 02:47 PM
 Irvine (IR)

Ref: 9

Price **\$559,000***



El Camino Real (EC)
Orange County (OR)

Zip **92604-2216**
 XSTS **Walnut / Franciscan st**

TGNO **860F2**
 Aerial Map

S636474 [Media: 13](#) Builder Tract **Greentree (GT)**
 Bed **3** Model **(1)**
 Baths **2** Style **Other** Stories **One Level**
 View **No View**
 ASqFt **1,575** Assessor YrBlt **1971** Assessor Dim **56x105**
 A Lot Size **5,623** Assessor Acres **0.13** Assessor
 Prkng
 Garage, # cars **2** Rem **2** # Uncovered Spaces Cprt **0** # Garages **2** RV Acc Range \$: **No**

Range Price Listing: **No**
Price reduced !!! Upgraded house- new granite countertop and skylight in bathrooms and the garage. Centrally located near Irvine high, library, freeway, and shopping centers. Furniture included, Spacious and landscaped backyard.
 Directions **From 5 freeway culver, turn south, left to walnut, right to franciscan, left to Belvedere, left to Cumberlandane**
 Special Conditions: **Standard Sale or Lease/None**

Rooms

Bedrooms Living Rm
 Kitchen Dining **Formal Dining Rm**
 Total Baths **2** Full Baths **2** 3/4 Baths **0** 1/2 Baths **0** 1/4 Baths **0**
 Baths Desc
 Other

Amenities

Pool **Assoc Pool**
 Spa **Assoc Spa**
 TV Water Heater
 Firepl **Living Room / Other**
 Appliances
 Other
 High or Mid-Rise Amenities
 Security

Interior

Heating **Central** Cooling **No Air Conditioning** Floors **Ceramic Tile, Wall-to-Wall Carpet**
 Interior Misc
 Disability Access **Other - see remarks**

Exterior/Structural

Roof **Composition/Shingle** Entry Location **Ground Level - no steps** Common Walls
 Cond Plumbing Patio
 Structures, Other Sprinklers Doors/Windows
 Exterior Construction **Stucco**

Lot Description

APNO **449-131-31** Zoning Lot/Block/Tract **7//7296**
 Lot Legal Yard
 Sewer **Unknown** Water **District/Public** Water District
 Distance to Beach (miles)

Community/Association

HS Dist **Irvine Unified School District** Elemen **greentree** Junior High Sch **Irvine High**
 Amenities
 Units HOA Dues **\$ 65 + \$ 0** Mello Roos **No**
 Land **Fee** Land Lse/Yr \$
 City Inspection Required **No** Builder's Name

Listing Activity

LP/SqFt **\$354.92** Orig Price \$ **569,000** Prev Price \$ **569,000** Current Price **\$559,000**

Contact Information

Presented By: **Neil Hoang, BS, MS** DRE License: **01340419** Preferred Phone: **714-724-8826**
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Office Name: **Mac 1 Funding**

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Neil Hoang
Single Family Residence **Detached**

Residential RES **Active** **31 Potomac**

Sat, Nov 27, 2010 02:47 PM
 Irvine (IR)

Ref: 10
 Price **\$559,000**



Northwood (NW)
Orange County (OR)

Zip **92620-3255**
 XSTS **outhwood/yale**

TGNO **860H1**
 Aerial Map

S621995	Media: 6	Builder Tract Glen (NW) (GL)						
Bed 3	Style Cottage	Model (b)	Stories Two Levels	Floor	HOA Dues \$ 95 + \$ 0	Land Lse/Yr \$		
Baths 3		YrBlIt 1985 Assessor	Assessor	Dim	Land Fee	Acres 0.08 Assessor		
View No View								
ASqFt 1,300 Assessor								
ALotSize 3,500								
Prkng								
Garage, # cars 2	Rem	# Uncovered Spaces	Cprt	# Garages	RV Acc	Range		
						\$: No		

Range Price Listing: **No**
Detached home 3 bed rooms, 3 baths rooms, with 2 cars garage/direct access. One bed room on main floor with bath room. High ceiling, new granite countertop in kitchen, new dishwasher, Living room with fire place, laminate wood floor in living room, dining, and down stair bed room, master room. Title floor in three bath room and kitchen. Light and bright, inside location not back any street. Excellent Northwood high school district. Directions north of Trabuco, east of yale
 Special Conditions: **Standard Sale or Lease/None**

Rooms

Bedrooms	Living Rm			
Kitchen	Dining Eating Area			
Total Baths 3	Full Baths 3	3/4 Baths 0	1/2 Baths 0	1/4 Baths 0
Baths Desc				
Other				

Amenities

Pool Assoc Pool				
Spa Assoc Spa				
TV	Water Heater			
Firepl Living Room / Gas Log Fireplace / Uses Both Gas & Wood				
Appliances				
Other				
High or Mid-Rise Amenities				
Security				

Interior

Heating Forced Air	Cooling Central	Floors Carpet - Partial, Laminate
Interior Misc		
Disability Access None		

Exterior/Structural

Roof Composition/Shingle	Entry Location Ground Level - no steps	Common Walls
Cond	Plumbing	Patio
Structures, Other	Sprinklers	Doors/Windows
Exterior Construction Stucco		

Lot Description

APNO 529-312-03	Zoning	Lot/Block/Tract 82//12058
Lot	Legal	
Sewer In Street Paid	Water District/Public	Water District
Distance to Beach (miles)		Yard

Community/Association

HS Dist Irvine Unified School District	Elemen	Junior	High Sch northwood
Amenities			
Units	HOA Dues \$ 95 + \$ 0		Mello Roos No
Land Fee	Land Lse/Yr \$		
City Inspection Required No	Builder's Name		

Listing Activity

LP/SqFt \$430.00	Orig Price \$ 559,000	Prev Price \$	Current Price \$559,000
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Contact Information

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