

Residential Client Full with Addl. Photos

Listings as of August 21, 2008 at 12:02 pm

Page: 1

ST: Sold (08/04/08)

3802 Chelsea Rd Cameron Park, CA 95682-8906

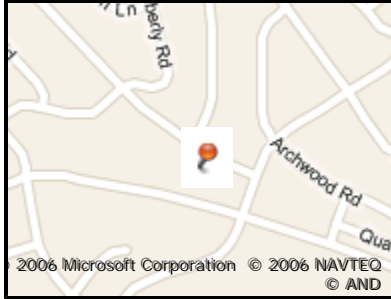
Listing Price: \$389,950

MLS#: 80004201 01RMXG07

Cross Street: Cambridge

Map: ECOM 217 D-4

VRP: N



Pending Date: 05/06/08
 Escrow: PLACER
 Escrow #: 202-60468
 Days in Escrow: 90
 Selling Date: 08/04/08
 Selling Price: \$375,000
 SP % LP: 96%
 Selling Price/SqFt: \$244.30
 Financing: Conventional

DOM: 113
 CDOM: 193

Beds (Possible): 3
 Baths (Full/Half): 2 (2)
 SqFt Primary Res (Apprx): 1535 Assessor/Auto-Fill
 SqFt 2nd Res (Apprx):
 List Price/SF: \$254.04
 Year Built: 1978
 Year Remodeled/Updated: 2002
 Acres: 0.330
 Lot SF (Apprx): 14375
 Lot Dim: 98x121x99x140
 Pool (Location): None ()
 Pool Type:

Area: 12601
 County: El Dorado
 APN: 082-221-11-10
 Zoning: Res
 Map Sec:
 Census Tract:
 Approx Elevation:
 Subdivision: Cameron Park North
 Builder:
 Model:
 Const Est Start: //
 Const Est End: //
 Stories: 1 Story /
 Faces: North

Subtype: 1 House on Lot
 Subtype Desc: Ranchette/Country

Style: Ranch
 CC&Rs: Yes
 B/A/T Desc: Bonds/Asmts/Taxes: Unknown

Carport Spaces:
 # Garage Spaces: 2
 Garage: 2 Car Attached

RecParking: Boat Storage, RV Access, RV Storage

School County: El Dorado
 EL: Buckeye Union
 JR: Buckeye Union
 SR: Buckeye Union

HOA: No
 HOA Dues Include:

Priv Assn Amen:

Disc/Reports:

Terms: Cash, Conventional, FHA

Heat: Central, Propane, Stove Wood

Site Loca: Snow Line Below

Site Desc: Level

Air: Central
 Rooms: Sun Room

Feat Misc:

Baths: Remodeled/Updated, Shower Stall(s), Tile

Landscp: Back, Fenced Back, Front, Sprinkler Auto F&R

Mast Bed:

Mast Bath: Shower Stall(s)

Roof: Comp Shingle
 Cnstrct: Frame, Wood
 Exterior: Wood
 Foundatn: Raised
 Road: Paved, Public Maintained
 Improvmnt: None
 Water: Public District

Laundry: 220 Volt Hook-Up, Cabinets, Inside Room

Dining: Breakfast Nook, Dining Bar

Sewer: In & Connected
 Utility: 220 Volts, Propane, Propane Tank Leased

Kitchen: Counter Granite, Remodeled/Updated

Applnces: Cook Top Gas, Dishwasher, Disposal, Ice Maker Plumbed,
 Microwave B/I, Oven Elec B/I

Fireplc: ,

Oth Strc: Tool Shed
 Restrict:

Energy: Ceiling Fan(s), Dual Pane Full

Horse Prp: No
 Horse Amn:

Floor: Carpet, Wood

Disabilty:

MBR:	BR2:	BR3:	BR4:
LR:	FR:	KIT:	DR:
OTH1:	OTH2:	OTH3:	OTH4:

Equipmnt: Cable TV Available, Window Furnishings

All measurements and calculations of area are approximate. Information provided by Seller/Other sources, not verified by Broker. All Interested Persons should independently verify accuracy of above information. Copyright 2008, MetroList Services, Inc. Copyright © 2008, Rapattoni Corporation. All rights reserved.

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Property Description: Beautifully remodeled home perfect for anyone- turnkey-no need to preview-single story on lg fenced flat lot-hrdwd flrs-stainless appliances-granite cnter tops thru out- plantation shutters-vermont casting wd stove-ceiling fans-design paint colors-12X22 sun room-covered RV parking w/gate-tool shed-NoHOA/MR

Directions to Property: Hwy 50 to Cambridge Exit - Go North to left on Chelsea to home on left.

Additional Photos:



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