

Condominium



Residential

Attached res
1150 Scholarship 170
(AA) Airport Area
XSTS Dupont /Jamboree

P534450 **Media** 2
Bed 1
Baths 1
ASqFt 725 Builder
ALotSz 0
View No View
Prkng Gated Parking, Parking Space
Garage 1 **Rem**
Acres **RV Acc**

October 18, 2006

Active
Irvine (IR)
Zip 92612 **Price** \$396,990
TGNO 859H7

Builder Tract Area Overview
Model 1
Stories Three or More Levels
YrBlt 2006 Builder
LotDim

Num Spc 1 **Cprt**
HOA Dues \$308 + **Range \$:** N

New Avenue One 1A Residence, featuring natural granite slab countertops at kitchen and bathroom. Whirlpool appliances, Designer European-style cabinetry and dual glazed, energy efficient windows. Located at the heart of commerce and entertainment in Irvine. Close to shopping, museums, theatres, exclusive dining and the beach, making Avenue One a premier Orange County location.

Rooms

Bedroom Features: Main Floor Bedroom
Living Room Desc: Living Room

Dining Area: Eating Area, Living Room

Amenities

Amenities, Other: Elevator, Home Warranty Plan
Pool Desc: Assoc Pool
Spa Desc: Assoc Spa

Appliances: Built-In & Freestanding Range, Dishwasher, Dryer, Garbage Disposal, Microwave, Refrigerator, Washer

Security Description: Fire Sprinklers, Intercom

Interior/Exterior/Structural

Floors: Vinyl Tile, Wall-to-Wall Carpet, Wood
Structural Condition: New Construction
Patio Characteristics: Balcony
Sprinkler: Sprinkler Timer

Heat: Forced Air
AC: Central
Plumbing: Full Copper Plumbing

Lot/Community/Association

| | | | | | |
|-------------------------|--------------------|----------------------|-----------------|----------------------------------|-------------------|
| AP # P534450 | HOA \$308 + | Zone | M Roos N | Lot/Block/Tract 1/ /16948 | HS Dist SA |
| High Sch Century | | Elemen Monroe | | Junior McFadden | |
| Units 404 | Lse Trans | Land Lse/Yr | Lse Ren | Lse Exp | Land Fee |

Association Amenities: Assoc Barbeque, Assoc Club Hse/Rec Facility, Assoc Gym/Exercise Room, Assoc Pool, Assoc Sport Court, Assoc Trash Paid In, Connected & Paid
Legal Desc: CC&RS, Homeowners Association
Water: District

Sewer:

Financial Information

Terms Cash, Cash To New Loan, Exchange, Fannie Mae, Freddie Mac

| | | | | |
|---------------|-------------|-----------------|-----------------------------|----------------|
| 1st TD | Type | Interest | Seller Pnts | Tax Amt |
| 2nd TD | Type | Interest | Total Assessed Value | |

Showing Instructions

Instr Call Listing Office

Occupant Vacant Vacant

Comp 3.00% **Dual/Var** No **Consider Lease** N

List Type Exclusive Agency/Full Service

Gate Code

Possession

LockBox Call Listing Office

Misc

Listing Office/Agent Info

| | | |
|---|---------------------------|-----------------------------|
| List office K. Hovnanian Co. of CA., Inc. PB6701 | Phone 949-660-1130 | Fax 949-756-8722 |
| List Agent Ilona Wiewiorra-Hlavacek pwiewilo | Cell | Primary 949-975-8545 |
| Agt Email iwiewiorra-hlavacek@khov.com | Agt WSite | Res 949-975-8545 |

LP Excludes

Priv Rmks 1150 Scholarship is under construction. \$ 10,000 Deposit is required. Agents must bring Buyers to the Sales Office and register them during their very first visit to Avenue One. Our Sales Office (2100 Scholarship) is open every day from 10 to 6. Please call a Sales Consultant at 949-975-8545 to check all available inventory,get priority registration information, ask about our FURNITURE SPECIAL and other incentives.

Listing Activity

| | | | | |
|-----------------------------|-------------------------------|-------------------|-----------------------------|-------------------------|
| List Date 08/28/2006 | Date Added 08/28/2006 | DOM 51 | Exp Dt | LP/SqFt \$547.57 |
| Org Price \$406,990 | Cur List Prc \$396,990 | Comp 3.00% | Prev Price \$406,990 | Off market |