

ALL FIELDS DETAIL



MLS #	20111049	# of Bedrooms	4
Status	ACTIVE	# of Baths	3.00
Type	Single Family-Rural	Style	Ranch
Address	172 Rock Ridge Dr.	Garage Capacity	Three
Cross Street		Garage Type	Detached Garage
City	Torrington	Basement	Yes
State	WY	Financing Options	
Zip	82240		
Area	GOSHEN COUNTY		
Class	RESIDENTIAL		
Asking Price	\$249,900		
Sale/Rent	For Sale		
IDX Include	Yes		

GENERAL

Allow Display on Internet	Yes	VOW Address	Yes
VOW Comment	Yes	VOW AVM	Yes
Construction	Existing	1031 Exchange	No
County	Goshen	Agent	Lowell R James - Cell: (307) 401-0776
Listing Office 1	Wagons West Realty - Main: (307) 532-3771	Listing Agent 2	
Listing Office 2		Listing Agent 3	
Listing Office 3		Buyer Agency	2
Intermediary	0	Sub Agency	0
Customer	0	Bonus Compensation	0
Dual/Var Rate Com (Y/N)	No	Short Sale (Y/N)	No
Foreclosure	No	Listing Date	3/11/2011
Sign (Y/N)	Yes	Lot SqFt/Dimensions	111,078
Lot Size SQ FT Range	10001 to 15000 SQ FT	Legal	Rock Ridge addn TR 06 (2.55A)
Number of Acres	2.55	Subdivision	GOSHENCNTY
Year Built	2005	Zoning	UNKNOWN
Elem. School		Jr High	
High School		Living Room Size	21X18
Living Room Level	Entry	Dining Room Size	20X11
Dining Room Level	Entry	Family Room Size	
Family Room Level	N/A	Breakfast Nook Size	
Breakfast Nook Level	N/A	Kitchen Size	12X12
Kitchen Level	Entry	Den Size	
Den Level	N/A	Laundry Size	
Master Bedroom Size	15X14.8	Laundry Level	Entry
Master Bedroom Level	Entry	Bedroom 2 Size	14.6X11.8
Bedroom 2 Level	Entry	Bedroom 3 Size	12X11.7
Bedroom 3 Level	Entry	Bedroom 4 Size	12X11.7
Bedroom 4 Level	Entry	Bedroom 5 Size	
Bedroom 5 Level	N/A	Extra Room Size	
Extra Room Level	N/A	Entry/Main Level Bathroom	2
Upper/2nd Level Bathroom		Lower Level Bathroom	
Below Grade Bathroom		Basement Level Bathroom	1
Above Grade Sq Ft	2293	Below Grade Sq Ft	2293
Total Sq Ft	4586	% of Basement Finished	30
Owners Name	James	Owners Phone	(307) 401-0776
Occupant Name	owner	Occupant Phone	
To Show	Appt w/List Agt	Key	Lockbox
Directions		Off Market Date	
Associated Document Count	0	Search By Map	
Tax ID		Update Date	9/26/2011
Status Date	9/12/2011	HotSheet Date	9/26/2011
Price Date	9/26/2011	Input Date	3/16/2011 4:19:00 PM
Original Price	\$252,900	Client Hit Count	76
Agent Hit Count	43	Days On Market	216

FEATURES

APPLIANCES	INTERIOR EXTRAS	FIREPLACE	HEATING
Range/Oven	Garage Door Openers	One	Forced Air Gas
Range Hood	Thermo Windows	Gas	LANDSCAPE
BASEMENT	Walk In Closets	FLOOR COVERING	Front/Back

FEATURES

Full Walk Out	Window Curtains Curtain Rod(s) Master Bath	Tile Wood/Hardwood Carpet	LAUNDRY Main Level Basement
COOLING Central Air	EXTERIOR EXTRAS Horses Allowed RV Parking Satellite Dish	FOUNDATION Concrete Other	ROOF Aluminum/Steel
ELECTRIC Rural Electric	FENCE Chain Link	GAS Propane	WATER Private Well
EXTERIOR Brick Other			

FINANCIAL

Lockbox Location		Taxes	1541
Tax Year	2010	Special Assessments	
Flood Insurance	no	HOA (Y/N)	Yes
HOA Fee	200	Available for Rent	
Possession	closing	Listing Documents	
Terms	cash, new loan	Covenants	Current
Exclusions (Y/N)	No	Exclusions	
Agent Conf Remarks	Propane tank is leased (500 gal.) Property is Pending with a 72 Hour Clause Three car garage is large enough to place 5 cars inside. This garage/shop is the dream shop for the hobbyist.		

SOLD STATUS

How Sold	Contract Date
Closing Date	Sold Price
Selling Agent 1	Selling Office 1
Selling Agent 2	Selling Office 2
Seller Improvements	Additional Provisions
Buyer Improvements	Seller Imprvmnts Amt
Seller Improvements Dscrp	Buyer Imprvmnts Am
Buyer Improvements Dscrp	Discount Points
Closing Costs Pd By Sellr	Seller Concessions

PUBLIC REMARKS

Beautiful home with view of city. 4 bdrm, 2 bath on main level, 10' ceilings, custon made cabinets in kitchen. Solid oak floors , stairs, trim. Ceramic tile & carpet. Propane fire place. Three car garage with 30X30 heater shop attached to garage. Cyclone fenced back yard. Paved circular drive way. Seller is licensed Wyo Real Estate Agent.

ADDITIONAL PICTURES**DISCLAIMER**

This information is deemed reliable, but not guaranteed.