SF Attached

Status: **Active**	LP: **$ 639,899**	REF #: **1**
MLS #: **086003446**	Close of Escrow:	OLP: $ **639,999**

Media: 📷 **10**✈

Address: **1129 Felspar**   Subdivision: **North Pacific Beach**   Unit #:

City: **San Diego**   Zip : **92109-**

Cross Street: **Everts/Dawes**   Complex Name:

| Community: **PACIFIC BEACH** | Map Code: **1247J6** | MT: **97** | AMT: **84** | LD: **1/1/2008** |

Directions To Property:

General Information

Bedrooms: **2**	Stories: **3 Story**	Roof: **Composition**	CmplxUnits: **4**
Optional BR:	Fireplace: **FP in Living Room**	Sewer: **Sewer Connected**	# of Units: **4**
Baths: **2.5**	Pool: **N/K**	Floors: **Other/Remarks**	Unit Entry Lvl: **1**
Est SqFt: **1263**	Heat: **Forced Air**	Age Restrict: **N/K**	Bldg Entry Lvl: **1**
SqFt Src: **Plans**	Cooling: **N/K**	Water Dist:	Bldg Stories: **3**
APN: **415-623-06-03**	View: **Other/Remarks**	Topography: **Level**	%Ownr Occ:
Year Built: **2006**	Exterior: **Stucco**	Ownership: **Condominium**	

Pets: **More than 1 Pet Allowed, No Size or Other Restrictions**

Prop Management Co: Prop Mgmt Phone:

Remarks

Tri-level townhome just 3 short blocks to the beach!!! Featuring stainless steel appliances, slab granite counters and an outdoor fireplace that allows a most tranquil and comfortable environment! Inhale the beach's glorious ocean breeze from the spacious & private rooftop deck! MUST SEE! Buyer to verify all before COE.

Rooms Information

Living Room: **20x12**	Dining Room: **12x9**	Family Room: **0**	Kitchen: **11x9**	Extra Room: **0**
Master Bed: **14x12**	Bedroom 2: **13x13**	Bedroom 3: **0**	Bedroom 4: **0**	

Additional Information

Parking: **1 Car Garage, 1 Space**	Patio: **Other/Remarks**
Security: **N/K**	Spa: **N/K**
Boat Facilities: **N/K**	Telecom: **Other/Remarks**
Frontage: **Other/Remarks**	Laundry: **Laundry Room**
Irrigation: **Other/Remarks**	Lot Size: **Common Interest**

Complex Features: **N/K**

Equipment: **Dishwasher, Disposal, Garage Door Opener, Microwave, Range/Oven**

Assessments and Fees

Assessments: **N/K**	Mello-Roos: **0/N/K**
H.O. Fee: **189/Monthly**	HOF Includes: **Common Area Maintenance, Exterior Bldg Maintenance, Insurance, Water**
Other Fee: **0/N/K**	Type of OF: **N/K**

Prepared by: Travis Houston

Mon, Apr 7, 2008 08:42 AM