



Presented By: Barbara Smith
Rose City Realty Group
Phone: E-mail: barbarasmith08@gmail.com
RESIDENTIAL Status: ACT 5/3/2012 12:35:55 PM
ML#: 12441480 Area: 142 List Price: \$429,000
Addr: 6105 NE BROADWAY ST Unit#:
City: Portland Zip: 97213 Condo Loc:
Map Coord: 597/D/4 Zoning: List Type: ER LR: Y
County: Multnomah Tax ID: R214075
Elem: ROSEWAY HEIGHTS Middle:
High: MADISON PropType: DETACHD
Nhoo/Bldg:
Legal: MASSILLON ADD, BLOCK 2, LOT 12
Internet/Address/No Blog/No AVM: Y/ Y/ Offer/Nego:

GENERAL INFORMATION
Lot Size: 5K-6,999SF # Acres: 0.11 Lot Dimensions:
Waterfront: View: Lot Desc: LEVEL
Body Water: Seller Disc: DSCLOSUR Other Disc:

RESIDENCE INFORMATION
Upper SQFT: 802 SFSrc: #Bdrms: 3 #Bth: 3 #Lvl: 3 Year Blt: 1925 / REMOD Green:
Main SQFT: 908 TotUp/Mn: 1710 Style: BUNGALO Home Wrnty: 55+ w/Affidavit Y/N: N
Lower SQFT: 772 Parking: OFF-STR #Garage: 1 / DETACHD #Fireplaces: /
Total SQFT: 2482 Roof: Exterior: WOOD Bsm/Fnd:

REMARKS
XSt/Dir: NE Broadway and 61st (just North of Halsey)
Private: Lovingly restored. Original period charm combined with luxurious modern amenities. Large corner lot on quiet streets. Kitchenette in basement with separate entrance possibility! Fabulous private master suite with walk in closet, oversized bath and spacious walk in closet.
Public: Lovingly restored with attention to every detail. Original period charm combined with luxurious modern amenities. Large corner lot on quiet streets. Kitchenette in basement. Fabulous private master suite with walk in closet with oversized bathroom and closet

APPROXIMATE ROOM SIZES AND DESCRIPTIONS
Living: / / Mstr Bd: U / / Baths - Full.Part
Kitchen: / / 2nd Bd: M / / Upper Lvl: 1.0
Dining: / / 3rd Bd: L / / Main Lvl: 1.0
Family: / / / Lower Lvl: 1.0
/ / / Total Bth: 3.0

FEATURES AND UTILITIES
Kitchen: TILE, PANTRY, SSAPPL, DISHWAS, GRANITE, GASAPPL
Interior: CEILFAN, BI-VACM, HARDWOD, LAUNDRY
Exterior: DECK, GARDEN
Accessibility:
Energy Eff:
Water: PUBLIC Sewer: PUBLIC Hot Water: GAS Cool: Heat: FOR-AIR
Fuel: GAS

FINANCIAL
Property Tax/Yr: \$3,059.10 Spcl Asmt Balance: Tax Deferral: BAC: % 2.5
Terms: CALL-LA, CASH, CONV Short Sale: N 3rd Party: N Total Comm Differs: N
Escrow Pref: Bank Owned: N
HOADues: Other Dues: Rent, If Rented:
HOAIncl:

BROKER / AGENT DATA
BRCD: ROSC01 Office: Rose City Realty Group Phone: 503-349-5511 Fax:
LPID: KWILLIAM Agent: Katherine Williams Phone: 503-349-5511 Cell/Pgr:
Agent E-mail: katherinerwilliams@yahoo.com Agent Ext:
CoLPID: CoBRCD: CoAgent: CoPh:
ShowHrs: All Tran: 5/2/2012 List: 4/21/2012 Exp: Occ: VACANT Poss: CLOSING
LBHrs/Loc/Cmb: All Owner: on file Phone:
Show: VACANT, RMLSLBX Tenant/Other: Phone:

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SCHOOL AVAILABILITY SUBJECT TO CHANGE.