



## Means Required Information

\*Broker Load (Y or N) ☒

\*ML # 1362364

Street #	139	Street Dir	W	Street Name	Yaphank	St Suffix	
Town	Coram	Zone		Zip	NY	Zip + 4	
Sec/Area		Cross St					
School District Name	S: COUNTY						
School District #	4	District		Section		Block	
Lot	3	Zoning		Cul-de-sac (Y or N)			
*Waterfront (Y or N)		Water Frontage		Waterfront Desc.		*Waterview (Y or N)	
Bulkhead (Y or N)		Docking Rights		Beach Rights (Y or N)		*Adult Community (Y or N)	
						Minimum Age	
*Listing Price	216000	*Taxes (w/o exempt)	9,644.00	Additional Village Taxes			
*Listing Date	11/12/2019	*Exp Date	11/12/2021				
*Style	High Ranch	*Rooms	8	*Bedrooms	4	*Baths-Full	2
						*Baths-Half	0
# Families	1	*Detached/Att (Det-Att-Sd)		*# Kitchens		*Eat In Kitchen (Y or N)	
*Dining Room		*Den/Family Rm (Y or N)		*Office (Y or N)		*Attic (Y or N)	
						Handicap Access (Y or N)	
Handicap Access Desc.							
Approx. Init Square Footage		*Basement (Crawl-Full-Part-None-Opt)		Finished Bsmt (P-Y-N)			
# Fireplaces		W/W Carpet (Y or N)		Wood Floors (Y or N)		*Approx. Year Built	
						*New Construction (Y or N)	
Floor Description		Skylight		Appearance			
Bsmt/Slc floor							
*1st Floor							
*2nd Floor							
*3rd Floor							
*Construction		Garage		Garage Type		Driveway (PTY-PVT-N)	
Deck		Patio		Porch			
*Pool A3-G-M		Pool Desc.					
Inground Lawn Sprinklers		Tennis Court (Y or N)		Tennis Court Desc.			
*Lot Size		*Lot Sq. Footage					
Building Size							
*Stove		*Refrigerator		*Washer		*Dryer	
						*Dishwasher	
*Fuel		*Heat	Electric	# Heating Zones		Sewer (Y or N)	
						Separate Hot Water Heater	N/A
*A/C (Per DAC)		CAC # Zones		Water (Public-Well)	Public		
*Owner	Ang diana	*Phone #					
*Seller Agency Compensation		*Buyer Agency Compensation					
*Broker Agency Compensation		Agency (Enter A if Agency)		*Exclusions (Y or N)		*Negotiate Direct (Y or N)	
Occupancy	Drive by						
Show Instructions	Call office						
Lockbox (Y or N)	N	Owner Financing (Y or N)					
Remarks	Subject to third party approval, this is a short sale. All info needs to be verified by each individual. All offers must be sent to Drodriquet@prealty.ny.com						
*Directions	Google maps.						
Property Desc.							
(No Contact info, Status, etc.)							
Rent Income	N/A	*Also For Ren: (Y or N)	N	Rental Price	N/A		
Renting Broker Compensation							
Items Excluded In Sale							
*Supersedes (Y or N)		Supersedes ML #		Foreclosure (Y or N)			
Broker Open House Start Date		Broker Open House End Date					
Broker Open House Time		Broker Open House Note					
Consumer Open House Start Date		Consumer Open House End Date					
Consumer Open House Time		Consumer Open House Note					
Owner Signature	Ana Drian			Owner Signature	Rafael Duan		
Address				Email Address			
Home Phone				Other Phone			

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## **Sellers Obligations Regarding Property Condition Disclosure**

As the seller of residential real property, you are required by law to complete and sign a Property Condition Disclosure Statement as prescribed by Real Property Law 462(2) and cause it, or a copy thereof, to be delivered to a buyer or buyer's agent prior to the signing by the buyer of a binding contract of sale. A copy of the Property Condition Disclosure Statement containing the signatures of both the buyer and the seller must be attached to the real estate purchase contract.

If you acquire knowledge which renders materially inaccurate a Property Condition Disclosure Statement previously provided, you must deliver a revised Property Condition Disclosure Statement to the buyer as soon as practicable. In no event, however, will you be required to provide a revised Property Condition Disclosure Statement, after the transfer of title from you to the buyer or after the buyer has commenced occupancy of the property.

If you fail to deliver a Property Condition Disclosure Statement to the buyer prior to the buyer signing a binding contract of sale, the buyer will be entitled to a credit in the amount of \$500.00 against the purchase price of the property upon the transfer of title.

**I have received and read this disclosure notice.**

Dated: 11/12/19

Seller: *Amy D. Dineen*

Date: 11/12/19

Seller: *Robert Dineen*