



RESIDENTIAL PROPERTY DATA SECTION (PDS)



* Means Required Information

* Broker Load (Y or N) ☐ * ML # 3222980

LOCATION	Street #:	45	Street Dir:		* Street Name:	Tamirack	St Suffix:	ST
	* Town:	Central Islip	* Zone:		* Zip:	11722	Zip + 4:	
	Sec/Area:		* Cross St:	Lowell Ave				
	Development:		* School District Name:	Central Islip				
	* School District #:		District:	500	Section:	166	Block:	0004
	Lot:	18	Zoning:		Corner Prop. (Y or N):	<input type="checkbox"/>	Cul-de-sac (Y or N):	<input type="checkbox"/>
	* Waterfront (Y or N):	<input type="checkbox"/>	Water Frontage:	N	Waterfront Desc.:	N	Waterview (Y or N):	<input type="checkbox"/>
	Bulkhead (Y or N):	<input type="checkbox"/>	Docking Rights:	N	Beach Rights (Y or N):	<input type="checkbox"/>	* Adult Community (Y or N):	<input type="checkbox"/>
	Gated Property (Y or N):	<input type="checkbox"/>	Front Exposure:	N				
	PRICE & DATES	* Listing Price:	\$235,000	* Taxes (w/o exempt.):	\$6,795.00	Additional Village Taxes:		
Taxes W/Basic Star Exempt:			* Listing Date:	6/16/2020	* Exp Date:	12/16/2020		
* Style:		Ranch	* Rooms:	5	* Bedrooms:	2	* Baths-Full:	1
* Baths-Half:		0	* # Families:	1	* Detached/Att (Det-Att-Sd):		* # Kitchens:	1
* Eat In Kitchen (Y or N):		Yes	* Dining Room:		* Den/Family Rm (Y or N):		* Office (Y or N):	
* Attic (Y or N):			* MBR 1st Floor (Y or N):		* Handicap Access (Y or N):	<input checked="" type="checkbox"/>		
(If 2 or more Fam.) Permit (Co-Exempt-Permit):			Permit #:					
Handicap Access Desc.:								
Approx int Square Footage:		800 sq ft	* Basement (Crawl-Full-Part-None-Opt):	Crawl	Finished Bsmt (P-Y-N):	N		
* # Fireplaces:		0	W/W Carpet (Y or N):	<input type="checkbox"/>	Wood Floors (Y or N):	<input type="checkbox"/>	* Approx. Year Built:	1957
HOME CHARACTERISTICS	* New Construction: (Y or N):	<input checked="" type="checkbox"/>	Skylight:	0	Appearance:			
	Floor Description:							
	Bsmt/Subfloor:							
	* 1st Floor:							
	* 2nd Floor:							
	* 3rd Floor:							
	* Construction:	N	Garage:	Yes	Garage Type:	ATT	* Driveway (PTY-PVT-N):	PVT
	Deck:	N	Patio:	N	Porch:	N		
	* Pool:	N	Pool Desc.:	N				
	Inground Lawn Sprinklers:	N	Tennis Court (Y or N):		Tennis Court Desc.:			
EXTERIOR	Horse Property:	N	* Lot Size:	75 x 100	* Lot Sq. Footage:	7405		
	Building Size:							



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APPL. DEVICES	*Stove: <input checked="" type="checkbox"/> *Refrigerator: <input checked="" type="checkbox"/> *Washer: <input checked="" type="checkbox"/> *Dryer: <input checked="" type="checkbox"/> *Dishwasher: <input checked="" type="checkbox"/>
UTILITIES	*Fuel: <u>Gas</u> *Heat: <u>Gas</u> # Heating Zones: <u>1</u> Sewer (Y or N): <input checked="" type="checkbox"/> Separate Hot Water Heater: <input checked="" type="checkbox"/> *A/C (# or CAC): <u>1</u> CAC # Zones: <u>1</u> Water (Public-Well): <input type="checkbox"/>
GREEN	Green Features (Y or N): <input checked="" type="checkbox"/> Green Certified (Y or N): <input checked="" type="checkbox"/> Certification Type: <u>None</u> Certification Year: <u>None</u> Energy Efficiency Attributes: <u>None</u>
OWNER/BROKER	*Owner: <u>Alexander Lugo</u> *Status/Showing Phone #: <u>(631) 524-8574</u> *Broker or Agent Owned (Y or N): <input type="checkbox"/> *Seller Agency Compensation: <u>0</u> *Buyer Agency Compensation: <u>2.5</u> *Broker Agency Compensation: <u>2.5</u> Agency (Enter A if Agency): <input type="checkbox"/> *Exclusions (Y or N): <input type="checkbox"/> *Negotiate Direct (Y or N): <input checked="" type="checkbox"/> Occupancy: <u>None</u> Show Instructions: <u>None</u> Lockbox (Y or N): <input checked="" type="checkbox"/> Owner Financing (Y or N): <input checked="" type="checkbox"/>
REMARKS	Remarks: <u>45 Jamarack - must see this move-in ready, single family house with attached garage in a quaint quiet neighborhood.</u> *Directions: <u>Off Lowell Ave, use GPS, Maps, or Google Maps</u> Property Desc.: <u>Numerous up-dates includes central A/C, wood-burning stove, new flooring throughout and a fully renovated bathroom with spacious backyard.</u>
MISCELLANEOUS	Rent Income: <u>None</u> *Also For Rent (Y or N): <input checked="" type="checkbox"/> Rental Price: <u>None</u> Listing Broker Compensation (For Rental): <u>None</u> Personal Property Exclusions: <u>None</u> *Supersedes (Y or N): <input checked="" type="checkbox"/> Supersedes ML #: <u>None</u> *REO (Y or N): <input checked="" type="checkbox"/> *Short Sale (Y or N): <input checked="" type="checkbox"/>
OPEN HOUSE	Broker Open House Start Date: <u>None</u> Broker Open House End Date: <u>None</u> Broker Open House Time: <u>None</u> Broker Open House Note: <u>None</u> Consumer Open House Start Date: <u>6/20/2020</u> Consumer Open House End Date: <u>6/20/2020</u> Consumer Open House Time: <u>12-2pm</u> Consumer Open House Note: <u>12-3pm</u>
SIGNATURES	Owner Signature: <u>Alexander Lugo</u> Owner Signature: <u>None</u> Address: <u>45 JAMARACK ST</u> Email Address: <u>None</u> Home Phone: <u>631 469 1673</u> Other Phone: <u>None</u> Date: <u>6/16/2020</u> MLS Office Name: <u>None</u> Listing Agent: <u>JASON M. VALLE</u> Co-Listing Agent: <u>None</u>

RESIDENTIAL PROPERTY DATA - 6R REV. 05/2014

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