

225 S 100 W, Escalante, UT 84726		24-248023 Residential Active \$430,000									
Provided as a courtesy of Rosa Lee White BRYCE CANYON REAL ESTATE 15 South Red Rock Drive Cannonville, UT 84718 Direct - (801) 850-4337 utahrose@gmail.com http://brycecanyonrealestate.com License #: 10124109-AB00											
Office Listing #:	TERE	List Price/SqFt:	245.71								
Short Sale Status:	No	Possession Date:									
Geo Lat:	37.766957	Geo Lon:	-111.602084								
County:	Other	Subdivision:									
Total Taxes:	825.44	Tax Year:	2023								
Intermediate Schools:	Out of Area	Jr. High Schools:	Out of Area								
Cross Street:	200 S	Tax ID:	04-0022-0188								
Elementary Schools:	Out of Area	Sr. High Schools:	Out of Area								
Listing Class:	Single Family	Basement SqFt:	0								
Upstairs SqFt:	275	Other SqFt:	268								
Primary Bedroom Level:	1st Floor	Total Bedrooms:	3								
Total Bathrooms:	1.50	Formal Dining Room:	No								
# Levels:	2	Lot Dimensions:									
Lot Acres:	0.34	Garage Capacity:	0								
Garage Size SqFt:		Carpport Capacity:	2								
Total Dues/Fees:	0	Assoc Dues Period:	N/A								
Main SqFt:	1,475	Year Built:	1922								
Total SqFt:	1,750	Lot Irregular:	No								
Den/Office:	Yes	Garage Type:	Attached								
Ownership Transfer Fee:		Carpport Type:	Attached								
Ownership Fee Amount:		Ownership Transfer Fee:	No								
Variable Rate Comm:	No	Buyer Brokerage Compensation (BBC):	3								
		Buyer Brokerage Comp (BBC) Type:	%								
Seller Concessions:		Sold Price/SqFt:									
Public Remarks: Welcome home to your Gorgeous Modern Farmhouse -This is the one you've been waiting for. Recent extensive remodel with custom craftsmanship. Inviting front porch welcomes you to a comfortable living area with high-efficiency wood stove, and family room (could be flex room or converted to 4th bedroom). Spacious Chef's kitchen with farm sink, 6-burner stove, stainless steel appliances, and stunning concrete countertops. Primary bedroom on main floor with access to back patio, and adjacent to full bath with claw foot tub. Additional 1/2 bath and french doors to back patio. Detached studio would make a perfect guest room, art studio, or fitness area. Perfect size yard with large deck, garden area, fruit trees & chicken coop. Everything has been done, now it's ready for new buyer to enjoy ! Directions:											
Construction: Built & Standing Foundation/Basement: Basement % Finished: 0; Partial Basement Exterior: Stucco Roof: Asphalt Garage/Parking: RV Parking; Storage Above; See Remarks Utilities: Culinary, City; Electricity; Propane		Land Description: Corner Lot; Paved Road; Terrain, Flat; View, Mountain Water: Culinary Heating: Propane; Wood Heat Air Conditioning: Evap Cooler Inclusions/Features: Ceiling Fan(s); Deck, Uncovered; Dishwasher; Dryer; Fenced, Full; Fenced, Partial; Microwave; Outdoor Lighting; Oven/Range, Freestnd; Patio, Uncovered; Range Hood; Skylight; Sprinkler, Man-Part; Storage Shed(s); Washer; Water, Rvrse Osmosis; Window Coverings; Window, Double Pane; Wood Burning Stove; Workshop									
Showing Instructions: Call Agent/Appt Zoning: Agricultural; Residential Green Features: Solar Panels Terms of Sale: Cash; Conventional; FHA; VA Renting: Rentable, Restrictions May Apply											
Room Name	Level	Length	Width	Area	Remarks	Room Name	Level	Length	Width	Area	Remarks
Primary Bedroom	Main				Door to back Deck, Custom Closet Organizer	Office	Main				Detached Studio Room - Could be Bedroom/ Office
Bedroom 2	Second				Skylights upstairs	Full Bathroom	Main				Claw Foot Tub
Bedroom 3	Second				Upstairs	Half Bathroom	Main				Combo W/D
List Price:	430,000										