



James Garcia

Broker / Realtor

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312 ROSEMONT ST

Calexico, CA 92231

4
Beds

Baths 2.00
(2F 0T 0H 0Q)

1,450/OT
Sqft

Single Family

LP \$225,000↑



Subdivision	ESPERANZA TRACT
List Price Per Sqft	\$130.97
Lot Size	7,204/AS
CFD	No / \$0.00
MLS#	183419861C
APN	058361004000
Year Built / Age	1950 / 69
Sale Type	Standard

Directions: From 98 South on Heber then right on Rosemont.

Remarks: Great location for this fully fenced 4 bedroom, 2 full bathrooms home with large yard and alley access! 4th bedroom & bathroom can be closed off and rented out if so needed! Like a studio. Plus back storage can be made into another studio/granny flat. Plus u still have a huge yard! Lot's of room! Lots of good remodel work done and foundation has been reinforced so it's not going anywhere! AC still under warranty. Go Bulldogs!!

Community/Development	
HOA Dues	\$0
Complex/Assoc Name	
Assoc Amenities	
Assoc Fees Include	
Assoc Pet Rules	
Community Features	

Structure Info	
Stories	1
Attached/Detached	Attached
Guest House/Studio	Attached
PUD	No
Sewer	City
Gas	Yes
Water	City

Contract Info		DOM 119
List Date	05-08-2018	
List Price	\$225,000	
LP/SqFt	\$130.97	
Orig List Price	\$189,900	
Status Date	05-08-2018	
Change Date/Type	03-20-2019/Back On Market	
Financing	CAL Vet, Cash, Cash To New Loan, Conventional, FHA, VA	

Land/Lot Info	
Zoning	R-1
Lot Acreage	0.165
Special Zone	None
Addl Parcel	
Lot Dimen	
Lot Descr	

Parking Details	
Parking Type	Driveway
Total Spaces	2
Covered Spaces	0
Uncovered Spaces	2
Garage Spaces	0
Carport Spaces	0

Interior Features	
# Fireplaces/Details	None
AC/Cooling	Air Conditioning, Ceiling Fan, Central, CFAC
Heating	CFAE
Flooring	Ceramic Tile, Laminate
Laundry	Outside
Equip/Apppl	Cable, Ceiling Fan, Dishwasher, Oven/Range-Gas, Refrigerator
Rooms	Dining, Living

Exterior Features	
Pool	None
Spa	None
Roofing	Asbestos Shingle
Fence	Wood
Patio	Covered
Exterior Constr	Stucco
Foundation	Foundation - Concrete Perimeter
Style	Bungalow

Broker/Agent does not guarantee the accuracy of the square footage, lot size or other information concerning the conditions or features of the property provided by the seller or obtained from Public Records or other sources. Buyer is advised to independently verify the accuracy of all information through personal inspection and with appropriate professionals. VESTAPLUS™ Copyright © 2019 by The MLS™. Information deemed reliable but not guaranteed. Presented by: James Garcia CALDRE# 01767515



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312 Countryside DR

El Centro, CA 92243

5
Beds

Baths 3.00
(3F 0T 0H 0Q)

2,708/AS
Sqft

Single Family

LP \$295,000↓



Subdivision	Countryside Estates Plan 7 Royal Palm
List Price Per Sqft	\$108.94
Lot Size	6,037/AS
CFD	No / \$0.00
MLS#	194247061C
APN	054524011000
Year Built / Age	2003 / 16
Sale Type	Short Pay

OPEN HOUSE 03/21/2019 (12:00PM-2:00PM)

Directions: Travelling South from El Centro on Hwy 86/4th Street , turn left onto Countryside Dr . proceed to 312 Countryside Dr , home will be on your left .

Remarks: Back on the MARKET . Short Sale is APPROVED . Please call Listing Agent for viewings . Open House will be tomorrow from 12-2 and then from 4:30 to 6 . All offers must include a , Loan Prequalification Letter from a Direct Lender , Loan Ratios , Debt/Income Ratios , and Proof of Funds To Close , no exceptions . You Snooze You Lose .

Community/Development	
HOA Dues	\$0
Complex/Assoc Name	
Assoc Amenities	
Assoc Fees Include	
Assoc Pet Rules	
Community Features	

Structure Info	
Stories	2
Attached/Detached	Detached
Guest House/Studio	None
PUD	No
Sewer	City
Gas	Natural
Water	City

Contract Info		DOM 63
List Date	01-16-2019	
List Price	\$295,000	
LP/SqFt	\$108.94	
Orig List Price	\$323,000	
Status Date	01-16-2019	
Change Date/Type	03-20-2019/Price Change	
Avail for Lease	No	
Financing	Cash To New Loan	

Land/Lot Info	
Zoning	
Lot Acreage	0.139
Special Zone	
Addl Parcel	No
Lot Dimen	
Lot Descr	

Parking Details	
Parking Type	Above Street Level
Total Spaces	7
Covered Spaces	4
Uncovered Spaces	3
Garage Spaces	4
Carport Spaces	0

Interior Features	
# Fireplaces/Details	1/Blower Fan
AC/Cooling	CFAC
Heating	CFAE
Flooring	Mixed
Laundry	Community
Equip/Apppl	Alarm System
Rooms	5th Bedroom

Exterior Features	
Pool	None
Spa	None
Roofing	Clay Tile
Fence	Redwood
Patio	Concrete Slab
Exterior Constr	Hard Coat Stucco
Foundation	Foundation - Concrete Slab
Style	Adobe

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