

07/29/2010 09:41 AM



**RESIDENTIAL LISTING DETAIL**

**MLS #:** 10263546 **Area:** 017 PULASKI COUNTY  
**Status:** New Listing **List Price:** \$60,000  
**Type:** Mobile/Mod/Mfg w... **Original Price:** \$60,000  
**City:** Little Rock **Inside City Limits?** No  
**Subdivision:** none **Sale/Rent:** For Sale  
**Neighborhood:** **To Show Call:**  
**Virtual Tour:**

**SOLD INFORMATION**

**SP:** **ConDte:** **SP/SqFt:** **SAG:**  
**FIN:** **CLSD:** **SO:**

**Address: 6624 Sparks Road**

**List Agent:** Candy Thurman - Agent: (501) 823-0577 **In-House #:** **Owner Name:**  
**List Office:** Ausum Realty **Owner ID#:** **Owner Phone:**  
 Ofc: (501) 823-0577 **Market Time:** 3 **Sub Agent Comp:** (  
**Co-Agent:** Cindy Allwine - Agent: (501) 951-3330 **County:** Pulaski **Buyers Agent Comp:** :  
 Ausum Realty **Zip:** 72210 **Entered Twice:** I  
**Bedrooms:** 3 **Approx Acreage:** 0.50 **Will Subd:** I  
**Full Baths:** 2 **Half Baths:** 0 **Approx Lot Size:** .5 acre **New Construction?** I  
**Approx SQFT:** 1152 **LP/SqFt:** 52.08 **Approx Yr. Built:** 1970 **Listing Services:** 1. Fu  
**Legal:** extd. legal **Foreclosure(REO):** NO **Short Sale?**

**FEATURES**

Owner/Agent Disclosure	<b>Listing Agent is neither owner nor of any relation to owner</b>	INTERIORS	<b>Washer Connection, Dryer Connectic</b>
BEDROOMS	<b>3 Bedrooms Same Level</b>	LISTING TYPE	<b>Exclusive Right-To-Sell</b>
DINING	<b>Eat-In Kitchen</b>	KITCHEN	<b>Free-Standing Stove, Electric Range,</b>
DOCS ON FILE	<b>Legal Description, Property Disclosure</b>	EQUIPMENT	
DOCS ONLINE	<b>None</b>	LOT	<b>Level, Rural Property, Wooded, Not i</b>
EXTERIOR	<b>Rock &amp; Frame</b>	MOBILE/MODULAR	<b>Double Wide, Permanent Foundatio</b>
FIREPLACE	<b>Woodburning-Site-Built</b>	FEATURES	
FLOORS	<b>Carpet, Laminate</b>	FINANCING	<b>New Loan-VA, New Loan-FHA, New I</b>
FOUNDATION	<b>Crawl Space</b>		<b>-Conventional, Cash</b>
PARKING	<b>Other (see remarks)</b>	OTHER ROOMS	<b>Den/Family Room</b>
HEATING & AIR	<b>Heat Pump, Other (see remarks)</b>	POSSESSION	<b>Immediately-With Deed</b>
		ROAD SURFACE	<b>Paved</b>
		ROOF	<b>Composition</b>
		SHOWING INST.	<b>Call Listing Office/Agent, By Appoint</b>
			<b>Lock Box, Occupied, Other (see To SI</b>
		SOURCE OF SF	<b>Courthouse</b>
		STORIES	<b>One Story</b>
		STYLE	<b>Traditional</b>
		UTILITIES	<b>Septic, Well, Elec-Municipal (+Enter</b>
			<b>-Private, Other (see remarks)</b>

**FINANCIAL**

**Assn/Condo Fee:** 0.00 **Freq:** None  
**Annual SI Tax:** **Annual Taxes:** 332.15

**SCHOOLS**

**ELEM:** Lawson **JUNIOR:**  
**MIDDLE:** **SENIOR:**

**PUBLIC REMARKS**

Great for the first time home buyer! Quiet country living! New architectural roof! New ceramic tile in kitchen! New heat pump a/c, plumbi '08. New smooth top electric range! City water available at the street. Huge approx. 1/2 acre lot! See remarks!

**DIRECTIONS**

West on Lawson to left on Sparks. Home is on the left.

---

THIS INFORMATION IS DEEMED RELIABLE, BUT NOT GUARANTEED, AND IS PROVIDED EXCLUSIVELY FOR CONSUMER'S PERSONAL, NON-COMMERCIAL USE AND MAY NOT BE USED FOR /  
THAN TO IDENTIFY PROSPECTIVE PROPERTIES CONSUMERS MAY BE INTERESTED IN PURCHASING. UNDER NO CIRCUMSTANCES SHOULD THE INFORMATION CONTAINED HEREIN BE RE  
PERSON IN MAKING A PURCHASE DECISION, INCLUDING BUT NOT LIMITED TO, INFORMATION PRECEDED WITH THE WORD OR ABBREVIATION DENOTING APPROXIMATE. COPYRIGHT 2  
ARKANSAS REALTORS® MULTIPLE LISTING SERVICES INC.