

Address: 9321 Flintlock Street



Listing #	07-12023	Price-List	\$ 309,900
Status	Active	Near	Anchorage
Zip Code	99507	Type	Residential
Bedrooms	4	Baths	3.00
Acres	0.14	Carpport #	0
Garage #	2	Latitude	61.136168
Longitude	-149.846141	Unit #	
Year Built	1995		

MLS Area: 30 - Abbott Rd - Dearmoun Rd
Borough/Census Area: 1A - Anchorage Municipality
Region: 1 - Southcentral Alaska Region
Builder Name & Co: Spinell Lily Plan
Zoning: R2M - Multi Family Residential

School-Elementary	Spring Hill	School-Middle	Hanshev	School-High	Service
Energy Rating	4+	Remote Description		SF-Gar	440
SF-Lot	6,000	SF-Res	1,980	LPSqFt\$	156.52
Tax ID	0162526900001	Tax Map #-Mat-Su	N/A	Grid # (Muni Anch)	SW2433
Taxes	\$ 3,775	Tax Year	2007	Construction Status	Existing Structure
Year Remodeled		Year Updated	2007		

Directions: South from Abbot on Vanguard, left on Courage, immediate right on Flintlock. 7th home on left.

Legal: Independence Park L7 B20

Public Remarks: Virtual tour, inspection report, disclosure package and more on listing licensee web site. One of Spinell's most popular and functional plans. Updated, painted, recarpeted and made fresh for market. Extensive redwood play system in fenced back yard includes slide, monkey bars, 3 swings and more! Shed. Small vegetable garden planted in back yard.

Residential Type: Single Family Res Association Info: Dues-HOA Name: Patriot Park; Dues-HOA Phone #: 522-4321; Dues-Amount: 45; Dues-Frequency: Quarterly Exterior Finish: Wood Roof Type: Asphalt/Comp Shingle Foundation Type: Concrete Block Floor Style: Two-Story Reverse Garage Type: Heated; Tuck Under Carpport Type: None	Heat Type: Forced Air Fuel Type: Natural Gas Sewer Type: Public Water-Type: Public Dining Room Type: Area Access Type: Dedicated Road; Paved; Maintained View Type: Mountains; Partial Topography: Level Wtrfrnt-Frontage: None	Wtrfrnt-Access Near: None New Finance (Terms): AHFC; Cash; Conventional; FHA; VA Mortgage Info: EM Minimum Deposit: 3,000 Docs Avl for Review: CC&R's; Docs Posted on MLS; Floor Plan; Home Inspection; Prop Discl Available; Re-Sale Cert
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Features-Interior: Den &/Or Office; Dishwasher; Disposal; Electric; Family Room; Fireplace; Microwave (B/I); Range/Oven; Refrigerator; Telephone; Washr&/Or Dryer Hkup; Window Coverings; BR/BA on Main Level; CO Detector(s); Carpet; Smoke Detector(s)

Features-Additional: View; Covenant/Restriction; Deck/Patio; Fence; Fire Service Area; Garage Door Opener; Home Owner Assoc.; Landscaping; Road Service Area; In City Limits; DSL/Cable Available

Room Name	Room Level	No. of Rooms	Room Remarks	Room Name	Room Level	No. of Rooms	Room Remarks
Dining Room	2	1		Bath-Full	1	1	
Family Room	1	1		Bath-Full	2	1	
Kitchen	2	1		Master Bedroom	2	1	
Living Room	2	1		Bedroom	2	2	
Utility Room	1	1		Bedroom	1	1	
Extra Room	1	1	Study - possible 5th BR				
Master Bath	2	1					

LO: Coldwell Banker Best Properties (907) 562-7653

All information is deemed reliable, but is not guaranteed. Measurements are approximations. School boundaries are subject to change. Verification of listing data by all parties is recommended. See [copyright notice](#).

Prepared by Niel Thomas, ABR, CCIM, CRS on Friday, September 28, 2007 5:41 PM

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