

**Address:** 7425 BEARFOOT Circle



<b>Listing #</b>	09-15328	<b>Price-List</b>	\$ 399,900
<b>Status</b>	Active	<b>Near</b>	Anchorage
<b>Zip Code</b>	99502	<b>Type</b>	Multi-Family
<b>Beds</b>	8	<b>Baths</b>	4.00
<b>SF-Building Apx</b>	3,786	<b>Bldgs-Ttl #</b>	1
<b>Carport</b>	0	<b>Garage</b>	0
<b>Units-Ttl #</b>	4	<b>Prkg Spcs</b>	8
<b>Latitude</b>	61.153029	<b>Longitude</b>	-149.926119
<b>Year Built</b>	1983	<b>Income-Gross Annual</b>	
<b>Exp-Annual</b>			

**Area:** 15 - W Tudor Rd - Dimond Blvd  
**Borough/Census Area:** 1A - Anchorage Municipality  
**Region:** 1 - Southcentral Alaska Region  
**Zoning:** R2M - Multi Family Residential

<b>School-Elementary</b>	Gladys Wood	<b>School-Middle</b>	Mears	<b>School-High</b>	Dimond
<b>SF-Building Apx</b>	3,786	<b>Prkg Spcs</b>	8	<b>SF-Lot</b>	11,064
<b>Acres</b>	0.25	<b>Grid # (Muni Anch)</b>	SW2127	<b>Tax Map #-Mat-Su</b>	N/A
<b>Assessed Value</b>		<b>Tax ID</b>	0121632400001	<b>Taxes</b>	\$ 5,763
<b>Tax Year</b>	2008	<b>Year Built</b>	1983	<b>Year Remodeled</b>	
<b>Year Updated</b>		<b>Price-List</b>	399,900.00	<b>Energy Rating</b>	
<b>Construction Status</b>	Existing Structure	<b>Remote Description</b>			

**Directions:** From Minnesota, go west on Raspberry, turn south on Northwood, turn right on Bearfoot, building on left side.

**Legal:** CLAIRBORNE BLK 2 LT 16

**Public Remarks:** Property details, owner standard forms on listing licensee web site. Institutional owner, seller responds promptly. Basic fourplex in attractive Jewell Lake neighborhood. Large lot, not crowded by other buildings. All units in "pretty good" condition cosmetically. Individual gas-fired heating systems for each unit. Fireplaces each unit.

<b>Multi-Family Type:</b> Apartment Style; Four-Plex <b>Building Info:</b> Units- # of 2 BR: 4 <b>Exterior Finish:</b> Wood <b>Roof Type:</b> Asphalt/Comp Shingle <b>Foundation Type:</b> Unknown-BTV <b>Garage Type:</b> None <b>Carport Type:</b> None <b>Heat Type:</b> Baseboard <b>Fuel Type:</b> Natural Gas; Sep Metered Electric; Sep Metered Nat Gas <b>Sewer-Type:</b> Public <b>Water-Type:</b> Public <b>Access Type:</b> Dedicated Road; Paved; Maintained	<b>Construction Type:</b> Wood Frame <b>Topography:</b> Level <b>Wtrfrnt-Frontage:</b> None <b>Wtrfrnt-Access Near:</b> None <b>Docs Avl for Review:</b> Docs Posted on MLS	<b>Mortgage Info:</b> EM Minimum Deposit: 4,000 <b>New Finance (Terms):</b> AHFC; Cash; Conventional; FHA; VA
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**Features-MultiFamily:** CO Detector(s); DSL-Cable Available; Smoke Detector(s); Tenant Storage; Washer/Dryer; In City Limits; Paved Driveway

**LO:** Coldwell Banker Best Properties

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. © 2009 [MLS](#) and [FBS](#).

Prepared by Niel Thomas, ABR,CCIM,CRS on Monday, December 14, 2009 1:58 PM  
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