



2520 Fox Rd, Tensed, ID 83870
MLS #10-3888

Incredible views from this ranch/farm location with a little bit of everything! Vintage bungalow home, lots of room to spread out. Fenced pastures, one with pond. Several out buildings and 3 wells plus a seasonal spring. 2009 leased Wheat crop yielded \$3,000. 2010 planned Barley crop leased. NOTE: Silos are removed and therefor not included. NOTE: Water Rights are being applied for.

Agent/Agency Information

Listing Member	Barbara Yeager, AB Verizon Cell Phone: (208) 819.1973 Office Phone: (208) 819.1973 barbyeager.com	Listing Office	Keller Williams Realty Coeur d'Alene Office Phone: (208) 667.2399 Fax #: (208) 667.2017
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Contract Information

Status	Active	Book Section	F&R Over 20 Acr
Property Type	Farm & Ranch	Area	14 - Benewah
Neighborhood Grid #	600	Begin Date	3/27/2010
End Date	9/30/2010	List Price	315,000
Original List Price	315,000	Status Change Date	3/28/2010
Days On Market	2	Type of Contract	Exclusive Right to Sell, Full Service
Non-Agent Fee	3	Non-Agent \$/%	%
Buyer Agent Fee	3	Buyer Agent \$/%	%
Short Sale	No	REO	No
Approved by MLS	In progress		

General Property Description

Realtor.COM Type	Farm	Style	Multi-Story
Basement	No	Pasture Ac	5
Leased Ac	30	Garage Type	Det Garage
Garage Stall	2 Cars	Garage Remarks	Heated
Total SqFt.	2,187	SqFt. 1	1,509
SqFt. 2	678	SqFt Source	Assessor/Tax Roll
Year Built	1949	New Construction	No
Lot Acres	40	Total Bedrooms	5
Total Bathrooms	1	Lot Type 1	Agricultural
Lot Type 2	Pond	Occupant	Owner

Legal and Taxes

Legal	S16 T44N R2W SESW	Parcel Number	RP44N04W166600A
AIN	8859	Zoning	n/a
School District	Plummer/Worley - 44		
Directions	I95 South, East on Old Sanders Rd, 3/4 mile to Fox Rd, 4th House on Left		
Taxes	601	Tax Year	2009
Taxes Reflect 1	HomeOwner's Exemption	Taxes Reflect 2	Circuit Breakers

Remarks

Private Drive-by ok, however, please pre-qualify buyers prior to showing appointment. Farm equipment and personal property may be negotiated by separate agreement.

Address

County Benewah

Room Name	Room Level	No. of Rooms	Dimensions	Area	Room Remarks
Living Room	1	1			



Prepared by:
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Details

View:	Territorial; Mountain
Lot Features:	Level; Open; Southern Exposure
Interior Amenities:	Burglar Alarm; Tile/Stone Flooring; Wood Stove
Searchable Rooms:	Main Fl Mst Br; Formal Dining; Bonus Rm
Architectural Style:	Bungalow
Exterior Amenities:	RV Parking; Open Patio; Covered Patio; Lawn; Garden Area; Fruit Trees; Satellite Dish; Partly Fenced; See Remarks
Appliances Included:	Range/Oven; Refrigerator; Microwave; Freezer; Washer; Dryer, Electric; Electric Hot Water
Fuel Type:	Oil; Wood
Heat Type:	Forced Air Furnace
Additional Buildings:	Barn < 1800 SF Dim;; Outbldg<1000 SF Dim:: 3 Sheds & Outhouse
Basement:	Part Size; Unfinished
Foundation:	Concrete
Construction:	Frame
Exterior:	Aluminum
Road:	Gravel; Public Maintaned
Water:	Private Well; Spring; # of Wells: 3
Roof:	Comp Shingle
Water Rights Filed:	No
Mineral Rights Filed:	No
Sewer:	Septic System
Flood Zone:	No
Aircraft Flight Zone:	No
Fire Protection Dist:	Yes
Terms Considered:	Cash Out; Conventional; Farm Home
Showing Instructions:	Call Listing Agent; Appointment Only; Beware Animals; See Remarks
Property Subject To:	CC&R's: No; Association: No; Payable: Monthly; Docs on File: No; Non-Mtg Lien: No; LID: No
Equipment Included:	Equipment Included: None; List: To Be Negotiated
Livestock Included:	Livestock Included: Yes; List of Livestock: To Be Negotiated
Misc:	Sec: 16; Twn: 44; Rng: 4; Rng Dir: WBM
PP Included:	PP Included: Negotiable