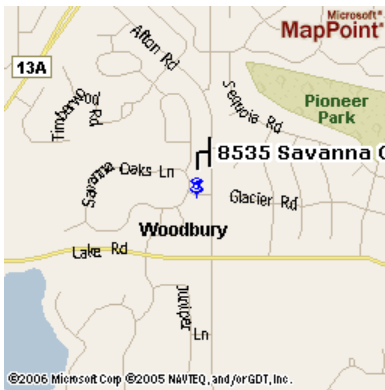


8535 Savanna Oaks Lane , Woodbury, MN 55125-9611



Status: **Sold**

List Price: **\$332,900**

Sold Price: **\$332,900**

Original List Price: **\$332,900**

Map Page: **123** Map Coord: **E3**
 Directions: **Radio Dr to SE on Pioneer Dr R on Savanna Oaks Pass R on Savanna Oaks Lane to Home**

MLS Area: **726 - Woodbury**
 Style: **(SF) Two Stories**
 Const Status: **Previously Owned**
 Foundation Size: **1,130**
 Above Ground Finished SqFt: **2,239**
 Below Ground Finished SqFt: **0**
 Total Finished SqFt: **2,239**
 List Date: **9/3/06** Received By MLS: **9/3/06**
 Off Market Date: **09/30/2006**
 Projected Close Date: **10/20/06**
 Date Closed: **10/20/06**

Year Built: **2003**
 Bedrooms: **3**
 Total Baths: **3**
 Garage: **3**
 Acres: **0.23**
 Lot Size: **L177xB27xB45xR177xF42**
 Fire #:
 Days On Market: **33**
 Selling Agent: **Todd A. Balsimo**
 Selling Office: **TheMLSonline.com, Inc.**

TAX INFORMATION

Property ID: **W1602821430192**
 Tax Year: **2006**
 Tax Amt: **\$3,199**
 Assess Bal: **\$103**
 Tax w/assess: **\$3,302**
 Assess Pend: **Unknown**
 Homestead: **Yes**

General Property Information

Legal Description: **too long to list see tax records**
 County: **Washington**
 School District: **833 - South Washington County, 651-458-6300**
 Complex/Dev/Sub: **Savanna Oaks North** Common Wall: **No**
 Restrictions/Covts:
 Lot Description:
 Association Fee: **100.00** Association Fee Frequency: **Yearly**
 Assoc Fee Includes: **Other**
 Road Frontage: **City, Paved Streets**
 Zoning: **Residential-Single** Accessibility: **None**

Remarks

Agent Remarks: **Oversz foundation added to orig flr plan,hip roof,soaring ceil in oversized Great Rm w/cozy fplc&added upper window;ctr island kit w/extra counter added Main flr laundry, 2ft added to UL fam rm,mstr&bed rm #3,in grd sprink,3 car, great views! Verify sqft**
 Public Remarks: **Oversz foundation added to orig flr plan,hip roof,soaring ceil in oversized Great Rm w/cozy fplc&added upper window;ctr island kit w/extra counter added Main flr laundry, 2ft added to UL fam rm,mstr&bed rm #3,in grd sprink,3 car, great views! Verify sqft**

Structure Information

Room	Level	Dimen	Other Rooms	Level	Dimen	Heat:	Forced Air
Living Rm	Main	14 x 12	Great Room	Main	20 x 13	Fuel:	Natural Gas
Dining Rm	Main	13 x 12				Air Cnd:	Central
Family Rm	Upper	16 x 11				Water:	City Water - Connected
Kitchen	Main	18 x 11				Sewer:	City Sewer - Connected
Bedroom 1	Upper	17 x 14				Garage Stalls:	3
Bedroom 2	Upper	13 x 11				Garage Stall #:	
Bedroom 3	Upper	12 x 12				Other Parking:	
Bedroom 4						Pool:	None
			Bathrooms:	Total: 3	Full: 2		
				3/4: 0	1/2: 1	1/4: 0	

Bath Description: **Full Master, Main Floor 1/2 Bath, Private Master, Rough In, Separate Tub & Shower, Upper Level Bath, Whirlpool**
 Dining Room Desc: **Breakfast Area, Separate/Formal Dining Room**
 Family Room Char: **2 or More, 2 Story/High/Vaulted Ceilings, Family Room, Great Room, Loft, Main Level**
 Fireplaces: **1** Fireplace Characteristics: **Family Room, Gas Burning**
 Appliances: **Dishwasher, Disposal, Dryer, Microwave, Range, Refrigerator, Washer, Water Softener - Owned**
 Basement: **Daylight/Lookout Windows, Drain Tiled, Full, Sump Pump, Walkout**
 Exterior: **Metal/Vinyl**
 Fencing: **None**
 Roof: **Age 8 Years or Less, Asphalt Shingles, Pitched**
 Amenities-Unit: **In-Ground Sprinkler, Kitchen Window, Natural Woodwork**
 Parking Char: **Attached Garage, Driveway - Asphalt, Garage Door Opener**
 Special Search: **3 BR on One Level, Main Floor Laundry**

Financial

Cooperating Broker Compensation

Buyer Broker Comp: **2.7 %** Sub-Agent Comp: **2.7%** Facilitator Comp: **2.7 %**
 Variable Rate: **N** List Type: **Exclusive Right To Sell** List Agt is Owner?: **No**

Sale Mortgage Information

Sale Financial Terms: **Conventional**
 Sale Loan Amount: **\$266,320**
 Seller Contribution: **\$0**
 List Agt is Owner?: **No**
 Sellers Terms: **Adj. Rate/Gr Payment, Cash, Conventional**
 Existing Fin:

Listing Agent: **Jackie Baxter, GRI 651-735-1111** Appt Phone: **651-578-2255** Office Phone: **651-735-1350**
 Listing Office: **RE/MAX Results**
 Co-List Agent: **Bart Baxter, GRI 651-735-1111**

This Report Prepared By: **Bart Baxter 651-735-1111**