

ADDRESS: 2041 Brandilyn St. AREA: 30 LISTING #: 5109857  
 LEGAL: Brookwood Hills B1 L24 GRID: 2733 STATUS: NEW  
 NEAR: Anchorage ZIP CODE: 99516 LO INV#:  
 TYPE: Sgl Fam Rs ZONING: R1SL LIST PRICE: \$339,900  
 STRUCTURE: Existing BEDROOMS: 4 ORIG PRICE: \$339,900  
 FLOOR STYLE: Two-Story BATHS: 2.50 LISTED: 08/02/2005  
 CONSTRUCT: 2x4 Frame BUILT: 1988 EXPIRES:  
 FOUNDATION: Concrct Blk REMODEL: SO COMM: 3.00  
 EXT/ROOF: Cedar/T1-11 / Comp Shingle CONTRACT: Excl Right Sell  
 WTRFRNT: No Wtrfront ACCESS: Paved / Maintaind / Dedicated  
 VIEW TYPE: Mountains / Partial

TAX ID: 0161726300001 TAX BOOK: TAX MAP: TAX SUB#:  
 ELEC MAP#: LATITUDE: 0.000000 LONGITUDE: 0.000000 BASE MAP#:

APX SF: FIN UNF HEAT TYPE: GasFA SEWER TYPE: Public  
 BSMT: FUEL: Nat Gas PROVIDER: AWWU  
 FLR1: 1076 FUEL CO: SEPTIC APRVD: #BRS: #GALS:  
 FLR2: 1149 AVG \$ MO: Oil/ Elec/ WATER TYPE: Public Wtr  
 FLR3: TANK SIZE: GAL/YR USED: PROVIDER: AWWU  
 TOTAL SF: 2225 ENERGY RATE: WELL DEPTH:  
 APX LT SF: 6514 MISC: Discl Avail / Sign Posted  
 APX ACRE: 0.15

#GARAGES: 2 GAR APX SF: 484 BR BA LR FR KT UR DR XR  
 GAR TYPE: Heated / Attached BSMT: XRM:  
 PERMIT #: 00000 FLR 1: 0.50 1 1 1 1 1 XRM:  
 BUILDER: Hagmeier Home FLR 2: 4 2.00 XRM:  
 DINING RM: Formal / Bkfst Nk/Bar FLR 3: XRM:  
 INTERIOR Fireplace / Ov/Rng / Dishwashr / Disposal / Wndw Cvrng / Fam Rm / W+orD Hkup  
 FEATURES: Microwave / Electric / Telephone / Centrl Vac / Humidifr  
 ADD'L View / Deck/Patio / RV Parking / Fence / Gar Opener / Cov/Restrict / Fire Svc  
 FEATURES: Rd Svc Area / Cable TV / HOA / Landscaping  
 SCHOOLS: ELEMENTARY: Bowman MIDDLE: Hanshew HIGH: Service  
 HOA/PH: Brookwood Hills HOA HOA DUES/MO:  
 PUBLIC Virtual tour, download info package, www.RealS8.com. Classic Hagmeier two-story in original beautifully-landscaped section of Brookwood, close to  
 REMARKS: Bowman School. Two-owner home. All BR's upstairs. RV parking, shed. Kitchen has nice expanded breakfast nook. Window seats w/storage under in BR's.

TAXES: \$4,654 TAX YR: 2005 MILL RATE: 16.04 ASSMNTS: \$ \$ TO ASSUME:  
 1st DEED: 1st PMT: 1st RATE: INCLUDING: 2nd DEED: 2nd PMT:  
 AVAIL FIN: Cash / FHA / VA / Conv / AHFC MIN EM REQ'D: \$3,500

PROPERTY CONTACT: Linda Brooks 907-345-0027 POSSESSION:  
 SELLER: Albert G Brooks & Linda T Brooks  
 TO SHOW: Call 1st/LB  
 DIRECTIONS: Seward Hwy exit Huffman, East to N on Gregory, R on Brandilyn, home on L  
 MEMBER Listing office to hold earnest money, should accompany offer. Appraisal is a buyer cost.  
 REMARKS:

LL1: 9284 Niel Thomas LL2: 0  
 HM: 907-345-1552 MBL: 907-244-5648 HM: MBL:  
 DIR: 907-265-9106 DIR FAX: 907-276-4514 DIR: DIR FAX:  
 LO1: 515 Coldwell Banker Fortune LO1 PH: 907-562-7653  
 LO2: 0 LO2 PH:

SL: 0 PH: OFF MARKET: DAYS ON  
 SO: 0 PH: PENDED: MARKET: 0  
 SALE PRICE: \$0 TYPE FINANCE: SOLD: CONCESSIONS: