

MLS# 1877953 Presented By: Cole Tanner 801-919-7574

Sold Price: \$455,000
 Original List Price: \$480,000
 Price Per: \$178
 DOM: 6
 Contract Date: 05/25/2023
 Tour/Open: None
 Status: SOLD
 Sold Date: 06/20/2023
 Sold Terms: FHA
 Concessions: \$11,000
 Address: 2114 E Winter Way
 NS/EW: 3950 N / 2114 E
 City: Eagle Mountain, UT 84005
 County: Utah
 Restrictions: No
 Proj/Subdiv: EAGLE POINT
 Tax ID: 38-254-0105
 Est. Taxes: \$2,187
 Zoning: HOA?: No
 Pre-Market:



School Dist: Alpine
 Sr High: Westlake
 Elem: Mountain Trails
 Other Schl:
 Jr High: Vista Heights Middle Sch

Lvl	Approx Sq Ft	Bed Rms	Bath		Fam	Den	Formal Living Rm	Kitchen Dining				Laun dry	Fire place
			F	T				K	B	F	S		
4	-	-	-	-	-	-	-	-	-	-	-	-	-
3	-	-	-	-	-	-	-	-	-	-	-	-	-
2	1036	4	2	-	-	-	-	-	-	-	-	1	-
1	756	-	-	1	1	-	1	1	1	-	1	-	-
B1	756	1	-	1	-	1	-	-	-	-	-	-	1
B2	-	-	-	-	-	-	-	-	-	-	-	-	-
B3	-	-	-	-	-	-	-	-	-	-	-	-	-
Tot	2548	5	2	1	1	1	1	1	1	0	1	1	1

Type: Single Family
 Style: 2-Story
 Year Built: 1998
 Acres: 0.30
 Const Status: Blt./Standing
 Deck | Pat: 0 | 1
 Frontage: 0.0
 Garage: 2
 Side: 0.0
 Carport: 0
 Back: 0.0
 Prkg Sp: 0
 Irregular: Yes
 Fin Bsmt: 100%

Roof: Asphalt Shingles
 Heating: Forced Air; Gas: Central; >= 95% efficiency
 Air Cond: Central Air; Electric
 Floor: Carpet; Tile; Vinyl
 Window Cov: Blinds; Full
 Pool?: No
 Pool Feat:
 Possession: TBD
 Exterior: Aluminum
 Has Solar?: No
 Landscape: Fruit Trees; Landscaping: Full; Mature Trees
 Lot Facts: Curb & Gutter; Fenced: Part; Road: Paved; Sidewalks; Sprinkler: Auto-Full; Terrain, Flat; View: Mountain; Drip Irrigation: Auto-Full
 Exterior Feat: Double Pane Windows; Entry (Foyer); Out Buildings; Sliding Glass Doors; Storm Doors
 Interior Feat: Alarm: Security; Bath: Master; Closet: Walk-In; Den/Office; Dishwasher, Built-In; Disposal; Range/Oven: Free Stndg.
 Amenities: Electric Dryer Hookup
 Inclusions: Microwave; Range
 Exclusions: Dryer; Refrigerator; Washer; Window Coverings
 Terms: Cash; Conventional; FHA; VA
 Storage: Garage
 Utilities: Gas: Connected; Power: Connected; Sewer: Connected; Sewer: Public; Water: Connected
 Zoning: Single-Family

Listing
 Courtesy of: Ridgeline Realty
 Remarks: As you approach this beautiful home, you are greeted by a wrap-around porch and pretty pink flowers on the tree shading the front of the home. Highlights include a large backyard with a nice size patio. Upstairs, there is a large master bedroom with lots of natural light and a walk-in closet. In the basement, there is a gas stove and a large cold storage. Located in a great area for an active lifestyle, there are many hiking and biking trails within walking distance. Square footage figures are provided as a courtesy estimate only and were obtained from county records . Buyer is advised to obtain an independent measurement.

MLS# 1859580 Presented By: Cole Tanner 801-919-7574

Sold Price: \$495,000

Original List Price: \$495,000

Price Per: \$157

DOM: 98

Contract Date: 05/04/2023

Tour/Open: None

Status: SOLD

Sold Date: 06/16/2023

Sold Terms: Other

Concessions: \$0

Address: 2383 E Spring St #LOT592

NS/EW: / 2383

City: Eagle Mountain, UT 84005

County: Utah

Proj/Subdiv: EAGLE POINT

Tax ID: 38-326-0592

Zoning:

Pre-Market:

Restrictions: No

Est. Taxes: \$1

HOA?: No



School Dist: Alpine

Sr High: Cedar Valley

Elem: Mountain Trails

Other Schl:

Jr High: Frontier

Lvl	Approx Sq Ft	Bed Rms	Bath			Fam	Den	Formal Living Rm	Kitchen Dining				Laun dry	Fire place
			F	T	H				K	B	F	S		
4	-	-	-	-	-	-	-	-	-	-	-	-	-	-
3	-	-	-	-	-	-	-	-	-	-	-	-	-	-
2	-	-	-	-	-	-	-	-	-	-	-	-	-	-
1	1570	3	2	-	-	1	-	-	1	-	1	-	1	-
B1	1571	-	-	-	-	-	-	-	-	-	-	-	-	-
B2	-	-	-	-	-	-	-	-	-	-	-	-	-	-
B3	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Tot	3141	3	2			1	0	0	1	0	1	0	1	0

Roof: Asphalt Shingles

Heating: Gas: Central

Air Cond: Central Air; Electric

Floor: Carpet; Laminate; Tile; Vinyl

Window Cov:

Pool?: No

Pool Feat:

Possession: Recording

Exterior: Asphalt Shingles; Stucco; Cement Board

Has Solar?: No

Landscape: Landscaping: Part

Lot Facts: Road: Paved; Sidewalks; Terrain, Flat; Drip Irrigation: Auto-Part

Exterior Feat: Sliding Glass Doors

Interior Feat: Bath: Master; Bath: Sep. Tub/Shower; Closet: Walk-In; Dishwasher, Built-In; Disposal; Range/Oven: Built-In; Vaulted Ceilings; Silestone Countertops

Amenities: Home Warranty

Inclusions: Ceiling Fan; Range

Terms: Cash; Conventional; FHA; VA; USDA Rural Development

Tel Comm: Ethernet; Wired; Fiber Optics

Utilities: Gas: Connected; Power: Connected; Sewer: Connected; Water: Connected

Listing

Courtesy of: Arcade Realty Co.

Type: Single Family

Style: Rambler/Ranch

Year Built: 2023

Acres: 0.18

Deck | Pat: 0 | 0

Garage: 2

Carport: 0

Prkg Sp: 0

Fin Bsmt: 1%

Basement: Full

Garage/Park: Attached; Built-In; Opener

Driveway: Concrete

Water: Culinary

Water Shares: 0.00

Spa?: No Community Pool?:No

Master Level: 1st floor

Senior Comm: No

Animals:

Const Status: Blt./Standing

Frontage: 0.0

Side: 0.0

Back: 0.0

Irregular: No

Remarks: The Harbor Seal is a custom designed floor plan by Narwhal Homes. It was designed to have many on trend finishing's while remaining traditional and timeless in it's layout and flow. The open concept makes great use of it's common areas in this floor plan. If it's just your family at home or you are hosting visitors the open concept of the family room, kitchen and dining room create a warm and inviting space for everyone. The utility space as you enter from the garage features a mud room and pantry. The master suite features a good size bedroom and a master bathroom. The master bathroom has a separate shower and tub, private toilet room and a walk in closet. The two other bedrooms and bathroom are centrally located just off the main entry hallway. Photos may be used of other homes of the same floor plan to show what the finished spaces look like but may vary in finishing's. See actual home to verify finishing's. Square footage figures are provided as a courtesy estimate only. Buyer is advised to obtain an independent measurement. Buyer is responsible to confirm all listing information. Call to inquire about Preferred Lender and Title Company incentives.

MLS# 1879374 Presented By: Cole Tanner 801-919-7574

Sold Price: \$515,000
 Original List Price: \$515,000
 Price Per: \$168
 DOM: 1
 Contract Date: 05/27/2023
 Tour/Open: None
 Status: SOLD
 Sold Date: 06/21/2023
 Sold Terms: FHA
 Concessions: \$10,000
 Address: 2261 E Cobble Creek Ln
 NS/EW: / 2261
 City: Eagle Mountain, UT 84005
 County: Utah
 Restrictions: No
 Proj/Subdiv: EAGLE POINT
 Tax ID: 38-326-0524
 Est. Taxes: \$1,061
 Zoning: HOA?: No
 Pre-Market:



School Dist: Alpine
 Sr High: Westlake
 Elem: Mountain Trails
 Other Schl:
 Jr High: Frontier

Lvl	Approx Sq Ft	Bed Rms	Bath			Fam	Den	Formal Living Rm	Kitchen Dining				Laun dry	Fire place
			F	T	H				K	B	F	S		
4	-	-	-	-	-	-	-	-	-	-	-	-	-	-
3	-	-	-	-	-	-	-	-	-	-	-	-	-	-
2	-	-	-	-	-	-	-	-	-	-	-	-	-	-
1	1525	3	2	-	-	1	-	-	1	1	-	1	1	-
B1	1525	-	-	-	-	-	-	-	-	-	-	-	-	-
B2	-	-	-	-	-	-	-	-	-	-	-	-	-	-
B3	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Tot	3050	3	2			1	0	0	1	1	0	1	1	0

Type: Single Family
 Style: Rambler/Ranch
 Year Built: 2022
 Acres: 0.19
 Const Status: Blt./Standing
 Deck | Pat: 0 | 1
 Frontage: 0.0
 Side: 0.0
 Garage: 3
 Back: 0.0
 Carport: 0
 Prkg Sp: 0
 Irregular: No
 Fin Bsmt: 0%

Roof: Asphalt Shingles
 Heating: Forced Air; Gas: Central
 Air Cond: Central Air; Electric
 Floor: Carpet; Laminate; Tile
 Window Cov:
 Pool?: No
 Pool Feat:
 Possession:
 Exterior: Stone; Stucco; Cement Board
 Has Solar?: No
 Landscape: Landscaping: Part
 Lot Facts: Curb & Gutter; Road: Paved; Sidewalks; Sprinkler: Auto-Part; Terrain, Flat; Drip Irrigation: Auto-Part
 Interior Feat: Bath: Master; Closet: Walk-In; Range/Oven: Built-In; Vaulted Ceilings; Silestone Countertops
 Inclusions: Ceiling Fan; Microwave; Range
 Terms: Cash; Conventional; FHA; USDA Rural Development
 Storage: Garage; Basement
 Tel Comm: Fiber Optics
 Utilities: Gas: Connected; Power: Connected; Sewer: Connected; Sewer: Public; Water: Connected
 Zoning: Single-Family

Basement: Full
 Garage/Park: Attached; Opener
 Driveway: Concrete
 Water: Culinary
 Water Shares: 0.00
 Spa?: No Community Pool?:No
 Master Level: 1st floor
 Senior Comm: No
 Animals:

Listing
 Courtesy of: KW South Valley Keller Williams
 Remarks: Beautiful home in the new Eagle Point subdivision! Designed with a large open concept living area great for hosting and entertaining. The home features many upgrades such as, a gourmet kitchen with upgraded cabinets, granite/quartz countertops, stainless steel appliance package, wood laminate floors, and several unique design features throughout. The charming owner suite includes a large bedroom, beautiful bathroom and walk-in closet.