

MLS# 1783883 Presented By: Cole Tanner 801-919-7574

Sold Price: \$1,007,554
 Original List Price: \$870,900
 Price Per: \$187
 DOM: 36
 Contract Date: 12/29/2022

Tour/Open: None
 Status: SOLD
 Sold Date: 10/05/2023
 Sold Terms: Conventional

Concessions: \$3,389
 Address: 1817 S 2510 E #25
 NS/EW: 1852 S / 2510 E
 City: Spanish Fork, UT 84660
 County: Utah
 Proj/Subdiv: HIGH SKY ESTATES
 Tax ID: 68-043-0025
 Zoning: RES
 Pre-Market: No
 School Dist: Nebo
 Sr High:

Restrictions: No
 Est. Taxes: \$1
 HOA?: No

Elem:
 Other Schl:

Jr High:

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	2683	3	2 - 1	1	-	1	1 - - 1	1	-
B1	2687	-	- - -	-	-	-	- - -	-	-
B2	-	-	- - -	-	-	-	- - -	-	-
B3	-	-	- - -	-	-	-	- - -	-	-
Tot	5370	3	2 0 1	1	0	1	1 0 0 1	1	0

Roof: Asphalt Shingles
 Heating: Forced Air; Gas: Central; >= 95% efficiency
 Air Cond: Central Air; Electric
 Floor: Carpet; Laminate; Tile
 Window Cov: None
 Pool?: No
 Pool Feat:
 Possession:
 Exterior: Stone; Stucco
 Has Solar?: No
 Landscape:
 Lot Facts: Curb & Gutter; Road: Paved
 Exterior Feat: Double Pane Windows; Sliding Glass Doors
 Interior Feat: Bath: Master; Bath: Sep. Tub/Shower; Closet: Walk-In; Disposal; Great Room; Range/Oven: Free Stndg.; Vaulted Ceilings
 Amenities: Cable Tv Wired; Electric Dryer Hookup
 Inclusions: Ceiling Fan; Dishwasher: Portable; Microwave; Range
 Terms: Cash; Conventional; FHA; VA
 Storage: Garage; Basement
 Access Feat: See Remarks
 Utilities: Gas: Connected; Power: Connected; Sewer: Connected; Water: Connected
 Zoning: Single-Family
 Listing
 Courtesy of: Arive Realty

Remarks: This is the last lot in our High Sky Estates community! We have dozens of completely customizable floor plans starting at \$743,900. These homes come with amazing standard features like 3-car garage, 9' ceiling on the main level and basement, and more! The floorplan hasn't been selected, and construction hasn't started on this home, so come design your own custom home! **Pics are of our Jamie floor plan that starts at \$805,900. Arive is offering many incentives right now including, 3/2/1 buy downs or \$15k price incentive. Contact Quintin for more information!



Type: Single Family
 Style: 2-Story
 Year Built: 2023
 Acres: 0.34
 Deck | Pat: 0 | 0
 Garage: 3
 Carport: 0
 Prkg Sp: 3
 Fin Bsmt: 0%

Const Status: Und. Const.
 Frontage: 0.0
 Side: 0.0
 Back: 0.0
 Irregular: No

Basement: Full; See Remarks
 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:

MLS# 1887082 Presented By: Cole Tanner 801-919-7574

Sold Price: \$414,990 Tour/Open: None
 Original List Price: \$419,990 Status: SOLD
 Price Per: \$189
 DOM: 46
 Contract Date: 08/26/2023
 Sold Date: 10/02/2023
 Concessions: \$0 Sold Terms: Conventional
 Address: 1413 S Windy Ridge Dr #1146
 NS/EW: 1413 /
 City: Spanish Fork, UT 84660
 County: Utah Restrictions: Yes
 Proj/Subdiv:
 Tax ID: 50-143-1146 Est. Taxes: \$2,337
 Zoning: HOA?: Yes, \$105/Month
 HOA Contact: Advantage Management HOA Phone: 801-235-7368
 HOA Amenities: Pets Permitted; Picnic Area; Playground; Pool
 Short Term Rental: No
 Pre-Market:



HOA Remarks: Future amenities may include a pool, pavilion, pickleball sports courts, pump track, parks, kid's playgrounds, and walking & running trails. Pets are permitted. HOA covers amenities, general building maintenance, landscaping, snow removal, and building insurance. The HOA reinvestment fee is due at the time of closing.

School Dist: Nebo
 Sr High: Maple Mountain

Elem: Maple Ridge
 Other Schl:

Jr High: Mapleton Jr

Lvl	Approx Sq Ft	Bed Rms	Bath			Fam	Den	Formal Living Rm	Kitchen Dining			Laun dry	Fire place
			F	T	H				K	B	F		
4	-	-	-	-	-	-	-	-	-	-	-	-	-
3	-	-	-	-	-	-	-	-	-	-	-	-	-
2	919	3	2	-	-	-	-	-	-	-	-	1	-
1	636	-	-	1	1	-	-	-	1	1	-	-	-
B1	632	-	-	-	-	-	-	-	-	-	-	-	-
B2	-	-	-	-	-	-	-	-	-	-	-	-	-
B3	-	-	-	-	-	-	-	-	-	-	-	-	-
Tot	2187	3	2	1	1	0	0	0	1	1	0	1	0

Type: Townhouse (PUD)
 Style: Townhouse; Row-end

Year Built: 2023

Const Status: Und. Const.

Acres: 0.03

Deck | Pat: 0 | 1

Frontage: 0.0

Garage: 2

Side: 0.0

Carport: 0

Back: 0.0

Prkg Sp: 2

Irregular: No

Fin Bsmt: 0%

Basement: Full

Garage/Park: Attached

Driveway: Concrete

Water: Culinary; Secondary

Water Shares: 0.00

Spa?: No Community Pool?: Yes

Master Level: 2nd floor

Senior Comm: No

Animals:

Roof: Asphalt Shingles; Pitched
 Heating: Forced Air; Gas: Central
 Air Cond: Central Air; Electric
 Floor: Carpet; Laminate; Vinyl (LVP)

Window Cov: None

Pool?: No

Pool Feat:

Possession: Record

Exterior: Asphalt Shingles; Stucco; Cement Board

Has Solar?: No

Landscape:

Lot Facts: Curb & Gutter; Road: Paved; Sidewalks; Sprinkler: Auto-Full; Terrain, Flat; View: Mountain

Exterior Feat: Double Pane Windows; Entry (Foyer); Porch: Open; Sliding Glass Doors; Patio: Open

Interior Feat: Bath: Master; Closet: Walk-In; Disposal; Great Room; Range: Gas; Silestone Countertops

Amenities: Cable Tv Wired; Electric Dryer Hookup; Home Warranty; Park/Playground; Swimming Pool

Inclusions: Dishwasher: Portable; Microwave; Range

Terms: Cash; Conventional; VA

Storage: Garage; Basement

Access Feat: 32" Wide Doorways; 36" Wide Hallways

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

Zoning: Multi-Family

Driving Dir: From I-15: Follow I-15 S to US-6 E in Spanish Fork. Travel South on US-6 for 4.5 miles then turn left on 3400 East (Spanish Fork) and follow the signs to the Sales Center.

Listing

Courtesy of: D.R. Horton, Inc

Remarks: Affordable & Beautiful new MILLBROOK townhome with 2-car garage, Open concept living on the main floor with a half bath. Quartz kitchen and bathroom countertops, laminate flooring, cabinets w/hardware, pantry, coat closet, and additional unfinished basement for storage. The second floor has three bedrooms including a master bedroom suite with a private bath, two walk-in closets, laundry, and another full bathroom for the other two bedrooms. Enjoy a concrete pad 9' x 24' in the back for family BBQs! And, let's not forget the amazing curb appeal this townhome offers! Ask me about our generous home warranties, active radon Mitigation System, and Smart Home Package, which is included in this home. ** Special Interest Rates are Available ** with our Builder Forward Commitment (BFC) if you use DHI Mortgage in addition to receiving \$5,000 toward closing costs. The actual home may differ in color, material, and/or options. Pictures are of a finished home of the same floor plan and the available home may contain different options, upgrades, and exterior color and/or elevation style. Square footage figures are provided as a courtesy estimate only and were obtained from building plans. No representation or warranties are made regarding school districts and assignments; please conduct your own investigation regarding current/future school boundaries.

MLS# 1894498 Presented By: Cole Tanner 801-919-7574

Sold Price: \$333,000
Original List Price: \$330,000
Price Per: \$425
DOM: 7
Contract Date: 08/21/2023

Tour/Open: None
Status: SOLD

Sold Date: 10/04/2023
Sold Terms: FHA

Concessions: \$300
Address: 110 E Center St
NS/EW: / 110
City: Spanish Fork, UT 84660
County: Utah

Restrictions: No

Proj/Subdiv:
Tax ID: 07-033-0013
Zoning:
HOA?: No

Pre-Market:

School Dist: Nebo

Sr High: Spanish Fork

Elem: Park

Other Schl: American Leadership Academy

Jr High: Spanish Fork Jr

Lvl	Approx Sq Ft	Bed Rms	Bath	Fam	Den	Formal Living Rm	Kitchen Dining	Laun dry	Fire place
			FTH				KBFS		
4	-	-	-	-	-	-	-	-	-
3	-	-	-	-	-	-	-	-	-
2	-	-	-	-	-	-	-	-	-
1	782	2	1	-	-	-	1	1	-
B1	-	-	-	-	-	-	-	-	-
B2	-	-	-	-	-	-	-	-	-
B3	-	-	-	-	-	-	-	-	-
Tot	782	2	1	0	0	0	1 0 0 0	1	0

Roof: Asphalt Shingles; Pitched

Heating: Forced Air

Air Cond: Refrig. Air; Window

Floor: Carpet; Laminate

Window Cov: Blinds; Part

Pool?: No

Pool Feat:

Possession:

Exterior: Brick; Other Wood

Has Solar?: No

Landscape: Landscaping: Full

Lot Facts: Corner Lot; Curb & Gutter; Fenced: Full; Road: Paved; Sidewalks; Terrain, Flat; View: Mountain

Exterior Feat: Double Pane Windows; Entry (Foyer); Outdoor Lighting; Porch: Open

Interior Feat: Dishwasher, Built-In; Disposal; Range/Oven: Free Stdng.

Amenities: Cable Tv Available; Electric Dryer Hookup; Park/Playground

Inclusions: Dog Run; Microwave; Range; Refrigerator; Window Coverings

Terms: Cash; Conventional; FHA; VA

Storage: Carport; Shed; Basement

Tel Comm: Broadband Cable; Fiber Optics

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

Listing

Courtesy of: Homie

Remarks: Come take a look at this adorable remodeled rustic brick rambler located in the heart of Spanish Fork. Here's your chance to live in a part of history. This home was built in 1903 but has gone through a lot of updating such as new plumbing and electrical. You also get new carpet, paint, tile shower, and so much more! Outside is perfect for relaxing in the fully fenced yard and gives your pet free space to run and play. The old Spanish Fork library and the public park are just across the road. This home is along the parade route and at the heart of Spanish Fork Fiesta Days, with the carnival right up the road. The carport is roomy with plenty of space for parking and a shed that's excellent for all your tools and storage. This home is your ticket to the American Dream! Start life here! Come by and see this cute affordable home! Square footage figures are provided as a courtesy estimate only. Buyer is advised to obtain an independent measurement.



Type: Single Family
Style: Rambler/Ranch

Year Built: 1903

Const Status: Blt./Standing

Acres: 0.08

Deck | Pat: 0 | 0

Frontage: 0.0

Garage: 0

Side: 0.0

Carport: 1

Back: 0.0

Prkg Sp: 2

Irregular: No

Fin Bsmt: 0%

Basement: None/Crawl Space

Garage/Park: Parking: Covered

Driveway: Concrete

Water: Culinary; Irrigation: Pressure

Water Shares: 0.00

Spa?: No Community Pool?: No

Master Level:

Senior Comm: No

Animals: Pets > 75 Lbs.

MLS# 1896437 Presented By: Cole Tanner 801-919-7574

Sold Price: \$252,500
 Original List Price: \$349,900
 Price Per: \$168
 DOM: 22
 Contract Date: 09/18/2023

Tour/Open: View Tour
 Status: SOLD
 Sold Date: 09/29/2023
 Sold Terms: Cash

Concessions: \$0
 Address: 110 S 400 E
 NS/EW: 110 S / 400 E
 City: Spanish Fork, UT 84660
 County: Utah
 Proj/Subdiv:
 Tax ID: 07-024-0013
 Zoning:
 Pre-Market:

Restrictions: No
 Est. Taxes: \$1,668
 HOA?: No

School Dist: Nebo
 Sr High: Spanish Fork

Elem: Park
 Other Schl:

Jr High: Spanish Fork Jr

Lvl	Approx Sq Ft	Bed Rms	Bath FTH	Fam	Den	Formal Living Rm	Kitchen Dining K B F S	Laun dry	Fire place
4	-	-	-	-	-	-	-	-	-
3	-	-	-	-	-	-	-	-	-
2	-	-	-	-	-	-	-	-	-
1	1496	4	1	-	1	-	1	-	1
B1	-	-	-	-	-	-	-	-	-
B2	-	-	-	-	-	-	-	-	-
B3	-	-	-	-	-	-	-	-	-
Tot	1496	4	1	1	0	0	1 0 0 0	1	0

Type: Single Family
 Style: Rambler/Ranch
 Year Built: 1905
 Acres: 0.21
 Deck | Pat: 0 | 1
 Garage: 0
 Carport: 0
 Prkg Sp: 2
 Fin Bsmt: 0%

Const Status: Blt./Standing
 Frontage: 0.0
 Side: 0.0
 Back: 0.0
 Irregular: No

Roof: Asphalt Shingles
 Heating: Forced Air; Gas: Central
 Air Cond:
 Floor: Carpet; Linoleum
 Window Cov: Blinds
 Pool?: No
 Pool Feat:
 Possession: recording
 Exterior: Asphalt Shingles; Clapboard/Masonite; Stucco
 Has Solar?: No
 Landscape: Fruit Trees; Landscaping: Full; Mature Trees
 Lot Facts: Corner Lot; Curb & Gutter; Fenced: Part; Secluded Yard; Sidewalks; Sprinkler: Auto-Full; View: Mountain
 Exterior Feat: Outdoor Lighting; Patio: Covered
 Amenities: Workshop
 Terms: Cash; Conventional; FHA; VA
 Storage: Shed
 Utilities: Gas: Connected; Power: Connected; Sewer: Connected; Water: Connected
 Zoning: Single-Family

Basement: None/Crawl Space
 Garage/Park: Workshop
 Driveway: Concrete
 Water: Culinary; Irrigation: Pressure
 Water Shares: 0.00
 Spa?: No Community Pool?: No
 Master Level: 1st floor
 Senior Comm: No
 Animals:

Listing
 Courtesy of: Larson & Company Real Estate

Remarks: Great Investment opportunity! Great corner lot located in quiet neighborhood. Roof has been done within the past few years. Furnace works great! Just needs a good update! Buyer to verify all info. Sold AS-IS. 4th bedroom is small but has a window and closet. Easy to show. Please use Aligned!



MLS# 1897213 Presented By: Cole Tanner 801-919-7574

Sold Price: \$620,000
 Original List Price: \$629,900
 Price Per: \$184
 DOM: 16
 Contract Date: 09/14/2023

Tour/Open: None
 Status: SOLD

Sold Date: 09/29/2023
 Sold Terms: Cash

Concessions: \$0
 Address: 1916 E 1020 N
 NS/EW: 1020 N / 1960 E
 City: Spanish Fork, UT 84660
 County: Utah
 Proj/Subdiv: LEGACY FARMS AT SPAN
 Tax ID: 45-719-0265
 Zoning:
 Pre-Market:
 School Dist: Nebo
 Sr High: Maple Mountain
 Elem: Rees
 Other Schl:
 Restrictions: No
 Est. Taxes: \$3,091
 HOA?: No



Jr High: Mapleton Jr

Lvl	Approx Sq Ft	Bed Rms	Bath	Fam	Den	Formal Living Rm	Kitchen Dining	Laun dry	Fire place
			FTH				KBFS		
4	-	-	-	-	-	-	-	-	-
3	-	-	-	-	-	-	-	-	-
2	-	-	-	-	-	-	-	-	-
1	1680	3	2	-	1	-	1	1	-
B1	1680	2	1	-	1	-	-	-	-
B2	-	-	-	-	-	-	-	-	-
B3	-	-	-	-	-	-	-	-	-
Tot	3360	5	3	0	2	0	1	0	1

Type: Single Family
 Style: Rambler/Ranch
 Year Built: 2020
 Acres: 0.15
 Const Status: Blt./Standing
 Deck | Pat: 0 | 1
 Garage: 2
 Carport: 0
 Prkg Sp: 3
 Fin Bsmt: 100%
 Frontage: 0.0
 Side: 0.0
 Back: 0.0
 Irregular: No

Roof: Asphalt Shingles
 Heating: Forced Air; Gas: Central
 Air Cond: Central Air; Electric
 Floor: Carpet; Laminate
 Window Cov: Draperies; Plantation Shutters; Shades
 Pool?: No
 Pool Feat:
 Possession:
 Exterior: Clapboard/Masonite; Stone; Stucco
 Has Solar?: Yes

Basement: Full
 Garage/Park: Attached; Opener; Parking: Uncovered; Rv Parking
 Driveway: Concrete
 Water: Culinary
 Water Shares: 0.00
 Spa?: No Community Pool?:No
 Master Level: 1st floor
 Senior Comm: No
 Animals:
 Slr Install Dt: 2022-07-01

Slr Ownership: Financed
 Slr Finance Co: Good Leap
 Landscape: Landscaping: Part
 Lot Facts: Curb & Gutter; Fenced: Full; Sprinkler: Auto-Part; View: Mountain; Drip Irrigation: Auto-Part
 Exterior Feat: Double Pane Windows; Porch: Open; Sliding Glass Doors; Patio: Open
 Interior Feat: Closet: Walk-In; Dishwasher, Built-In; Disposal; Oven: Gas; Range: Gas; Silestone Countertops
 Inclusions: Alarm System; Ceiling Fan; Refrigerator

Exclusions: See Remarks; Dryer; Washer
 Terms: Cash; Conventional; FHA; VA
 Storage: Garage; Basement
 Utilities: Gas: Connected; Power: Connected; Sewer: Connected; Water: Connected
 Zoning: Single-Family

Listing
 Courtesy of: Real Broker, LLC

Remarks: Experience the charm of farmhouse living in the heart of Legacy Farms in Spanish Fork. This captivating 5-bedroom, 3-bathroom rambler-style home by Fieldstone Homes boasts an open floor plan that welcomes abundant natural light. Inside, you'll find delightful plantation shutters adorning the windows, while the kitchen showcases quartz countertops and white cabinets. The fully finished basement reveals a spacious recreation room along with convenient cold storage. Step outdoors to the fenced backyard and relax on the generous patio, perfect for gatherings. The extended driveway, complete with RV parking, pairs perfectly with the included solar panels. Uncover the true essence of comfortable living within this farmhouse-inspired gem, nestled in the vibrant Legacy Farms community. Buyer and Buyer Broker to verify all info.

MLS# 1900584 Presented By: Cole Tanner 801-919-7574

Sold Price: \$329,900
Original List Price: \$329,900
Price Per: \$264
DOM: 6
Contract Date: 09/21/2023
Tour/Open: None
Status: SOLD
Sold Date: 10/06/2023
Sold Terms: Conventional
Concessions: \$0
Address: 2311 E 920 S #4
NS/EW: 920 S / 2311 E
City: Spanish Fork, UT 84660
County: Utah
Proj/Subdiv: VISTA VIEW
Tax ID: 54-427-0004
Zoning: R-4
HOA Transfer: \$295
HOA Contact: HOA West
HOA Amenities: Club House; Gym Room; Pet Rules; Pets Permitted; Picnic Area; Playground; Sewer Paid; Snow Removal; Trash Paid; Water Paid
Restrictions: Yes
Est. Taxes: \$1
HOA?: Yes, \$184/Month
HOA Phone: 801-951-3123
Short Term Rental: No
Pre-Market: No
HOA Remarks: *Deed restricted. Internet Included. HOA payment is estimated*



School Dist: Nebo
Sr High: Spanish Fork

Elem: Larsen
Other Schl:

Jr High: Spanish Fork Jr

Lvl	Approx Sq Ft	Bed Rms	Bath	Fam	Den	Formal Living Rm	Kitchen Dining	Laun dry	Fire place
			FTH				KBFS		
4	-	-	-	-	-	-	-	-	-
3	-	-	-	-	-	-	-	-	-
2	-	-	-	-	-	-	-	-	-
1	1245	3	2	-	1	-	1 1 - 1	1	-
B1	-	-	-	-	-	-	-	-	-
B2	-	-	-	-	-	-	-	-	-
B3	-	-	-	-	-	-	-	-	-
Tot	1245	3	2 0 0	1	0	0	1 1 0 1	1	0

Type: Condo (PUD)
Style: Condo; Main Level
Year Built: 2023
Acres: 0.00
Deck | Pat: 0 | 2
Garage: 1
Carport: 0
Prkg Sp: 1
Fin Bsmt: 0%

Const Status: Und. Const.
Frontage: 0.0
Side: 0.0
Back: 0.0
Irregular: No

Roof: Rubber (EPDM)
Heating: Forced Air; Gas: Central
Air Cond: Central Air; Electric
Floor: Carpet; Vinyl
Window Cov: None
Pool?: No
Pool Feat:
Possession: Recording
Exterior: Stone; Stucco; Cement Board; Metal
Has Solar?: No
Landscape: Landscaping: Full

Basement: Slab
Garage/Park: Built-In; Opener; Parking: Uncovered
Driveway:
Water: Culinary
Water Shares: 0.00
Spa?: No **Community Pool?:** No
Master Level: 1st floor
Senior Comm: No
Animals:

Lot Facts: Curb & Gutter; Road: Paved; Sidewalks; Sprinkler: Auto-Full; Terrain, Flat; View: Mountain; Drip Irrigation: Auto-Part
Exterior Feat: Double Pane Windows; Patio: Covered; Sliding Glass Doors
Interior Feat: See Remarks; Bath: Master; Closet: Walk-In; Dishwasher, Built-In; Disposal; Great Room; Range/Oven: Free Stdng.
Amenities: Cable Tv Wired; Clubhouse; Electric Dryer Hookup; Exercise Room; Home Warranty; Park/Playground
Inclusions: Microwave; Range
Exclusions: Window Coverings
Terms: Cash; Conventional
Storage: Garage; Patio
Tel Comm: Ethernet; Wired
Utilities: Gas: Connected; Power: Connected; Sewer: Connected; Water: Connected
Zoning: Multi-Family
Listing
Courtesy of: KW Westfield (Excellence)

Remarks: ** ESTIMATED COMPLETION BEGINNING OF OCTOBER 2023** Now is your opportunity to get into a beautiful new and affordable condo! Our well-appointed amenities include a large splash pad, club house with gathering and workout areas, sand volleyball court, pickle ball court, paved walking trails, 2 children playground equipment areas, large open space and much, much more! The interior fit and finish is just as amazing! Our standard finishes include, 9ft tall ceilings, quartz countertops, painted cabinets with extended height, LVP flooring, covered deck/patio (Some units have 2), satin nickel lighting package and much more! Location is ideal as Vista View is located at the mouth of Spanish Fork Canyon with AMAZING VIEWS and just 20 mins to BYU, walking distance to the neighborhood Walmart, 5 mins to Costco, In-N-Out, Vasa, Spanish Fork Hospital and much more. Call TODAY for more information!