

MLS# 1849332 Presented By: Cole Tanner 801-919-7574

Sold Price: \$536,400 Tour/Open: View Tour >
 Original List Price: \$539,900 Status: SOLD
 Price Per: \$190
 DOM: 315
 Contract Date: 09/08/2023

Sold Date: 10/09/2023
 Sold Terms: FHA



Concessions: \$15,897
 Address: 3372 E Stillwater
 NS/EW: N / 3372 E
 City: Eagle Mountain, UT 84005
 County: Utah Restrictions: No
 Proj/Subdiv: SPRING RUN SUBDIVISI
 Tax ID: 66-836-0417 Est. Taxes: \$1,621
 Zoning: HOA?: No

Pre-Market:

School Dist: Alpine
 Sr High: Cedar Valley

Elem: Black Ridge
 Other Schl:

Jr High: Frontier

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	1107	4	2	-	-	-	-	1	-
1	850	-	-	1	-	-	1	1	-
B1	860	-	-	-	-	-	-	-	-
B2	-	-	-	-	-	-	-	-	-
B3	-	-	-	-	-	-	-	-	-
Tot	2817	4	2	1	1	0	1	1	0

Type: Single Family
 Style: 2-Story
 Year Built: 2022
 Acres: 0.11
 Deck | Pat: 0 | 1
 Garage: 2
 Carport: 0
 Prkg Sp: 0
 Fin Bsmt: 0%

Const Status: Blt./Standing

Frontage: 0.0
 Side: 0.0
 Back: 0.0
 Irregular: No

Roof: Asphalt Shingles
 Heating: Gas: Central
 Air Cond: Central Air; Electric
 Floor: Carpet; Vinyl
 Window Cov: None
 Pool?: No
 Pool Feat:
 Possession: Recording
 Exterior: Stone; Stucco; Cement Board
 Has Solar?: No
 Landscape: Landscaping: Part
 Lot Facts: Curb & Gutter; Road: Paved; Sidewalks; Sprinkler: Auto-Part; View: Mountain; Drip Irrigation: Auto-Part
 Exterior Feat: Porch: Open; Sliding Glass Doors
 Interior Feat: Bath: Master; Bath: Sep. Tub/Shower; Closet: Walk-In; Dishwasher, Built-In; Disposal; Range/Oven: Free Stdng.; Granite Countertops
 Amenities: Cable Tv Wired; Electric Dryer Hookup; Home Warranty; Park/Playground
 Inclusions: Ceiling Fan; Microwave; Range; Smart Thermostat(s)
 Terms: Cash; Conventional; FHA; VA
 Storage: Garage; Basement
 Tel Comm: Fiber Optics
 Utilities: Gas: Connected; Power: Connected; Sewer: Connected; Sewer: Public; Water: Connected
 Zoning: Single-Family

Basement: Daylight; Full
 Garage/Park: Attached; Opener
 Driveway: Asphalt; Concrete
 Water: Culinary
 Water Shares: 0.00
 Spa?: No Community Pool?: No
 Master Level: 2nd floor
 Senior Comm: No
 Animals:

Listing

Courtesy of: The Real Estate Group

Remarks: Price reduced! This also includes FULL yard landscaping! This Fullerton is a beautiful 2-story plan, featuring 4 finished bedrooms and 2.5 baths, with the possibility of finishing an additional bedroom or two plus a full bath in the basement. The laundry room and all 4 bedrooms are located upstairs, and you'll love the 9' ceilings on the main floor! This home includes a number of upgrades, including but not limited to 10'x10' deck, beautiful flooring throughout (carpet, LVP), horizontal iron handrailing, stained knotty alder kitchen cabinets, stainless steel appliances, and granite countertops. NO HOA!! Seller is also offering up to 3% of the purchase price towards Buyer's closing costs for using builder's preferred lender (South Valley Team at Academy Mortgage). Be sure to check out the Matterport tour at the link above, of a previous Fullerton build! Please schedule showing through ShowingTime, Supra keybox on the front door.

MLS# 1865417 Presented By: Cole Tanner 801-919-7574

Sold Price: \$582,024 Tour/Open: None
 Original List Price: \$539,000 Status: SOLD
 Price Per: \$195
 DOM: 23
 Contract Date: 03/31/2023

Sold Date: 10/11/2023
 Concessions: \$0 Sold Terms: Conventional

Address: 3551 Royal Dornoch Dr #RA4
 NS/EW: /

City: Eagle Mountain, UT 84005
 County: Utah Restrictions: No
 Proj/Subdiv: RANCHES ESTATES
 Tax ID: 51-714-0004 Est. Taxes: \$0
 Zoning: R-1 HOA?: No

Pre-Market: No
 School Dist: Alpine Elem: Pony Express
 Sr High: Cedar Valley Other Schl: Rockwell Charter 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	989	3	2 - -	-	1	-	- - -	1	-
1	992	-	- - 1	1	1	-	1 - 1	-	-
B1	995	-	- - -	-	-	-	- - -	-	-
B2	-	-	- - -	-	-	-	- - -	-	-
B3	-	-	- - -	-	-	-	- - -	-	-
Tot	2976	3	2 0 1	1	2	0	1 0 1 0	1	0

Type: Single Family
 Style: 2-Story
 Year Built: 2023
 Acres: 0.15
 Deck | Pat: 0 | 1
 Garage: 2
 Carport: 0
 Prkg Sp: 4
 Fin Bsmt: 0%

Const Status: To Be Built
 Frontage: 0.0
 Side: 0.0
 Back: 0.0
 Irregular: No

Roof: Asphalt Shingles
 Heating: Gas: Central
 Air Cond: Central Air; Electric
 Floor: Carpet; Laminate
 Window Cov: None
 Pool?: No
 Pool Feat:
 Possession: Recording
 Exterior: Stone; Stucco; Cement Board
 Has Solar?: No
 Landscape: Landscaping: Part
 Lot Facts: Road; Paved; Sprinkler: Auto-Part; Terrain, Flat; Adjacent to Golf Course
 Exterior Feat: See Remarks; Double Pane Windows; Outdoor Lighting; Sliding Glass Doors; Walkout; Patio: Open
 Interior Feat: Basement Apartment; Bath: Master; Closet: Walk-In; Dishwasher, Built-In; Disposal; Mother-in-Law Apt.; Granite Countertops
 Amenities: Electric Dryer Hookup
 Inclusions: Microwave; Range
 Terms: Cash; Conventional; FHA; VA; USDA Rural Development
 Storage: Garage; Basement
 Tel Comm: DSL; Fiber Optics
 Access Feat: 32" Wide Doorways; 36" Wide Hallways
 Utilities: Gas: Connected; Power: Connected; Sewer: Connected; Water: Connected
 Zoning: Single-Family
 Listing
 Courtesy of: Equity Real Estate (Advantage)

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

Remarks: No HOA on Ranches Golf Course in East Eagle Mountain. This beautiful two story house is our newest floor plan. It can be finished with a 2 bedroom totally independent apartment for a limited time at \$579K. \$10,000 Seller incentive for homes going under contract by the end of March. Our homes come Standard w/ Granite or Quartz Countertops & 9' Ceilings throughout, Waterproof LVP Flooring, 2-Tone Paint, LED Lighting, 8 lb Memory Foam Carpet, Tankless Water Heater, a Large Pantry and Stainless Steel appliances! The Owner Suite can be configured with shower only or tub/shower with double vanity and a spacious walk in closet. You can also add a theater room under the garage, Wow!! This home can be finished in less than 4 months. Call to make an appointment and tour our model home at 3692 Barton Creek Drive. Other lots and floor plans are available in our Ranches Estate, Lone Tree and Sunset Ridge community and Spanish Fork. Square footage figures are provided as a courtesy estimate only and were obtained from building plans . Pictures are from other homes. Buyer is advised to obtain an independent measurement.

MLS# 1884974 Presented By: Cole Tanner 801-919-7574

Sold Price: \$482,600
Original List Price: \$495,900
Price Per: \$141
DOM: 38
Contract Date: 07/31/2023
Tour/Open: None
Status: SOLD
Sold Date: 10/11/2023
Sold Terms: VA
Concessions: \$20,000
Address: 3420 N Swift Ln #A142
NS/EW: 3396 N / 1585 E
City: Eagle Mountain, UT 84005
County: Utah
Proj/Subdiv: PARKWAY FIELDS
Tax ID: 49-991-0142
Zoning:
HOA Transfer: \$200
HOA Contact: AdvancedCommunityServices
HOA Amenities:
Short Term Rental: No
Pre-Market:
HOA Remarks: Maintenance of common areas included.



School Dist: Alpine
Sr High: Cedar Valley High school
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		
4	-	-	-	-	-	-	-	-	-	-	-	-
3	-	-	-	-	-	-	-	-	-	-	-	-
2	-	-	-	-	-	-	-	-	-	-	-	-
1	1768	3	2	-	-	1	-	1	1	-	1	-
B1	1645	-	-	-	-	-	-	-	-	-	-	-
B2	-	-	-	-	-	-	-	-	-	-	-	-
B3	-	-	-	-	-	-	-	-	-	-	-	-
Tot	3413	3	2			1	0	1	1	0	1	0

Type: Single Family
Style: Rambler/Ranch
Year Built: 2023
Acres: 0.16
Deck | Pat: 0 | 0
Garage: 2
Carport: 0
Prkg Sp: 0
Fin Bsmt: 0%

Const Status: Blt./Standing

Frontage: 0.0
Side: 0.0
Back: 0.0
Irregular: No

Roof: Asphalt Shingles
Heating: Forced Air
Air Cond: Central Air; Electric
Floor: Carpet; Vinyl (LVP)
Window Cov: None
Pool?: No
Pool Feat:
Possession: Recording
Exterior: Asphalt Shingles; Composition
Has Solar?: No
Landscape: Landscaping: Part
Lot Facts: Curb & Gutter; Road: Paved; Sidewalks; Sprinkler: Auto-Part
Exterior Feat: Double Pane Windows; Porch: Open; Sliding Glass Doors
Interior Feat: Bath: Master; Closet: Walk-In; Dishwasher, Built-In; Disposal; Range/Oven: Free Stdng.
Amenities: Electric Dryer Hookup; Home Warranty; Park/Playground
Inclusions: Microwave; Range; Refrigerator
Terms: Cash; Conventional; FHA; VA
Storage: Basement
Tel Comm: Ethernet; Wired
Utilities: Gas: Connected; Power: Connected; Sewer: Connected; Water: Connected
Zoning: Single-Family
Listing

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:

Courtesy of: Lennar Homes of Utah Inc.

Remarks: Parkway Fields - A142 - Arcadia. Finance through Lennar Mortgage and receive up to \$20,000 towards closing costs! Estimated completion in September. This rambler floorplan includes 3 bedrooms, 2 bathrooms, a 2-bay garage, and full unfinished basement. The main level offers a large family room, dining area, and a kitchen that boasts gray cabinets and white quartz countertops. The main level also includes three bedrooms, including the luxurious owner's suite with walk-in closet, a convenient laundry room, and a full bathroom. Square footage figures are provided as a courtesy estimate only and were obtained from builder. Buyer is advised to obtain an independent measurement. Interior photos are of same style of home, but not the actual home. Rendering is for illustrative purposes only.

MLS# 1886913 Presented By: Cole Tanner 801-919-7574

Sold Price: \$495,000
 Original List Price: \$500,000
 Price Per: \$166
 DOM: 64
 Contract Date: 09/27/2023

Tour/Open: None
 Status: SOLD

Sold Date: 10/06/2023
 Sold Terms: FHA

Concessions: \$15,000
 Address: 3966 E Pawnee Rd
 NS/EW: 3966 N / 3966 E
 City: Eagle Mountain, UT 84005
 County: Utah
 Proj/Subdiv:
 Tax ID: 44-173-0142
 Zoning: RES
 Pre-Market:
 School Dist: Alpine
 Sr High: Westlake
 Elem: Brookhaven
 Other Schl: Lakeview Academy
 Restrictions: No
 Est. Taxes: \$2,325
 HOA?: No



Jr High: Frontier

Lvl	Approx Sq Ft	Bed Rms	Bath	Fam	Den	Formal Living Rm	Kitchen Dining	Laun dry	Fire place
			FTH				K B F S		
4	-	-	-	-	-	-	-	-	-
3	-	-	-	-	-	-	-	-	-
2	1296	3	2	1	-	-	-	1	-
1	768	-	-	1	-	1	1	-	-
B1	912	1	-	1	-	-	-	-	-
B2	-	-	-	-	-	-	-	-	-
B3	-	-	-	-	-	-	-	-	-
Tot	2976	4	2 1 1	3	0	1	1 0 0 0	1	0

Type: Single Family
 Style: 2-Story
 Year Built: 2007
 Acres: 0.14
 Deck | Pat: 0 | 1
 Garage: 2
 Carport: 0
 Prkg Sp: 0
 Fin Bsmt: 95%

Const Status: Blt./Standing

Frontage: 0.0
 Side: 0.0
 Back: 0.0
 Irregular: No

Roof: Asphalt Shingles
 Heating: Forced Air; Gas: Stove
 Air Cond: Central Air; Electric
 Floor: Carpet; Tile
 Window Cov: Blinds
 Pool?: No
 Pool Feat:
 Possession: Recording
 Exterior: Aluminum; Brick; Stucco
 Has Solar?: No
 Landscape: Landscaping: Part
 Lot Facts: Corner Lot; Curb & Gutter; Fenced: Full; Sprinkler: Auto-Full
 Exterior Feat: Double Pane Windows; Sliding Glass Doors; Patio: Open
 Interior Feat: Bath: Master; Closet: Walk-In; Dishwasher, Built-In; Oven: Gas; Granite Countertops
 Amenities: Cable Tv Wired; Electric Dryer Hookup; Park/Playground
 Inclusions: Dryer; Gazebo; Microwave; Range; Refrigerator; Storage Shed(s); Swing Set; Washer; Water Softener: Own
 Terms: Cash; Conventional; FHA; VA; USDA Rural Development
 Storage: Garage; Basement
 Utilities: Gas: Connected; Power: Connected; Sewer: Connected; Sewer: Public; Water: Connected
 Zoning: Single-Family

Basement: Full
 Garage/Park: Attached; Storage Above
 Driveway: Concrete
 Water: Culinary
 Water Shares: 0.00
 Spa?: No Community Pool?: No
 Master Level: 2nd floor
 Senior Comm: No
 Animals:

Listing
 Courtesy of: EXIT Realty Success (Solutions)

Remarks: Welcome to this stunning corner lot home located in a prime location near scenic hiking and biking trails. Situated across from a park, this property offers the perfect blend of outdoor activities and convenience. With a finished basement, spacious living areas on each floor, and a total of 4 bedrooms and 3 1/2 bathrooms, this 2,976 square foot home provides ample space for comfortable living and entertaining. Please note the shed and gazebo are included.

MLS# 1887343 Presented By: Cole Tanner 801-919-7574

Sold Price: \$285,000
 Original List Price: \$305,000
 Price Per: \$230
 DOM: 71
 Contract Date: 09/16/2023
 Tour/Open: None
 Status: SOLD
 Sold Date: 10/11/2023
 Sold Terms: Conventional
 Concessions: \$10,000
 Address: 3365 E Ridge Loop W #K2
 NS/EW: 8066 N / 3365 E
 City: Eagle Mountain, UT 84005
 County: Utah
 Proj/Subdiv: WILLOW SPRINGS
 Tax ID: 55-512-0050
 Zoning:
 HOA Transfer: \$325
 HOA Contact: Yolanda Hichia
 HOA Amenities: Club House; Gym Room; Insurance Paid; Pets Permitted; Playground; Pool; Sewer Paid; Snow Removal; Spa; Trash Paid; Water Paid
 Restrictions: No
 Est. Taxes: \$1,299
 HOA?: Yes, \$200/Month



Short Term Rental: No

Pre-Market:

School Dist: Alpine
 Sr High: Westlake

Elem: Pony Express
 Other Schl:

Jr High: Willowcreek

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	1237	3	2	-	-	1	-	-	1	-	1	1	-
B1	-	-	-	-	-	-	-	-	-	-	-	-	-
B2	-	-	-	-	-	-	-	-	-	-	-	-	-
B3	-	-	-	-	-	-	-	-	-	-	-	-	-
Tot	1237	3	2	0	0	1	0	0	1	0	1	1	0

Type: Condo (PUD)

Style: Condo; Main Level

Year Built: 2001

Acres: 0.03

Deck | Pat: 0 | 1

Garage: 0

Carpport: 1

Prkg Sp: 1

Fin Bsmt: 0%

Const Status: Blt./Standing

Frontage: 0.0

Side: 0.0

Back: 0.0

Irregular: No

Basement: None/Crawl Space

Garage/Park: Parking: Covered; Parking: Uncovered

Driveway: Asphalt

Water: Culinary

Water Shares: 0.00

Spa?: No Community Pool?:No

Master Level: 1st floor

Senior Comm: No

Animals:

Roof: Asphalt Shingles
 Heating: Forced Air; Gas: Central
 Air Cond: Central Air; Electric
 Floor: Carpet; Laminate; Tile
 Window Cov: Blinds
 Pool?: Yes
 Pool Feat: Heated; In Ground; With Spa
 Possession: TBD
 Exterior: Aluminum; Brick
 Has Solar?: No
 Landscape: Landscaping: Full
 Lot Facts: Road: Paved
 Exterior Feat: Outdoor Lighting; Patio: Covered; Sliding Glass Doors
 Interior Feat: Bath: Master; Closet: Walk-In; Dishwasher, Built-In; Disposal; Range/Oven: Built-In
 Amenities: Cable Tv Available; Clubhouse; Electric Dryer Hookup; Exercise Room; Home Warranty; Park/Playground; Swimming Pool
 Inclusions: Ceiling Fan; Microwave; Range; Range Hood; Water Softener: Own; Window Coverings
 Exclusions: Dryer; Freezer; Refrigerator; Washer
 Terms: Cash; Conventional; FHA; VA
 Storage: Other
 Access Feat: Single Level Living; Wheelchair Access
 Utilities: Gas: Connected; Power: Connected; Sewer: Connected; Sewer: Public; Water: Connected
 Zoning: Single-Family
 Listing

Courtesy of: Engel & Volkers St George

Remarks: This stunning main level condo features three spacious bedrooms and two bathrooms, perfect for families or roommates. Enjoy the quaint patio and take advantage of the community amenities, including a club house, sparkling pool, and playgrounds. The kitchen is a dream with ample counter space and clean appliances, and best of all, you'll own your home instead of renting. Main floor living and parking spot by front entrance is a win too!! Don't miss out on this fantastic opportunity! The sellers loan is assumable!!

MLS# 1887680 Presented By: Cole Tanner 801-919-7574

Sold Price: \$410,000
 Original List Price: \$420,000
 Price Per: \$183
 DOM: 37
 Contract Date: 08/26/2023

Tour/Open: None • Floor Plan
 Status: SOLD
 Sold Date: 10/10/2023
 Sold Terms: Assumption-
 Qualified

Concessions: \$0

Address: 7109 N Mountain Field Dr

NS/EW: 7109 /

City: Eagle Mountain, UT 84005

County: Utah

Proj/Subdiv: EVANS RANCH

Tax ID: 38-543-0020

Zoning:

HOA Contact: 801-341-2999

Restrictions: No

Est. Taxes: \$1,874

HOA?: Yes, \$124/Month

HOA Phone:

HOA Amenities: Biking Trails; Hiking Trails; Maintenance Paid; Pets Permitted; Playground; Pool; Snow Removal

Short Term Rental: No

Pre-Market:

HOA Remarks: HOA includes landscape maintenance (front yard and common spaces), exterior maintenance (with limitations), pool/hot tub, snow removal, playground, Biking Trails; Hiking Trails; Maintenance Paid.

School Dist: Alpine

Sr High: Westlake

Elem: Brookhaven

Other Schl:

Jr High: Frontier

Lvl	Approx Sq Ft	Bed Rms	Bath	Fam	Den	Formal Living Rm	Kitchen Dining	Laun dry	Fire place
			FTH				KBFS		
4	-	-	-	-	-	-	-	-	-
3	-	-	-	-	-	-	-	-	-
2	914	3	2	-	-	-	-	1	-
1	664	-	-	1	-	-	1	-	-
B1	652	-	-	1	-	-	-	-	-
B2	-	-	-	-	-	-	-	-	-
B3	-	-	-	-	-	-	-	-	-
Tot	2230	3	2 0 2	1	0	0	1 0 0 1	1	0

Roof: Asphalt Shingles

Heating: Forced Air

Air Cond: Central Air; Electric

Floor: Laminate; Tile

Window Cov: Blinds; Draperies

Pool?: No

Pool Feat:

Possession: REC

Exterior: Asphalt Shingles; Stone; Cement Board

Has Solar?: No

Landscape: Landscaping: Full

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

Exterior Feat: Outdoor Lighting

Interior Feat: Bath: Master; Closet: Walk-In; Vaulted Ceilings; Granite Countertops

Amenities: Electric Dryer Hookup; Swimming Pool

Inclusions: Ceiling Fan; Microwave; Range; Range Hood; Refrigerator; Smart Thermostat(s)

Exclusions: Alarm System

Terms: Cash; Conventional; FHA

Storage: Garage; Patio; Basement

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

Listing

Courtesy of: Real Broker, LLC



Type: Townhouse

Style: Townhouse;
Row-end

Year Built: 2018

Acres: 0.02

Deck | Pat: 0 | 0

Garage: 2

Carport: 0

Prkg Sp: 2

Fin Bsmt: 30%

Basement: Full

Garage/Park: Attached; Opener

Driveway:

Water: Culinary

Water Shares: 0.00

Spa?: No Community Pool?: Yes

Master Level: 2nd floor

Senior Comm: No

Animals: Pets < 20 Lbs.; Pets 20 - 75 Lbs.; Pets > 75 Lbs.

Const Status: Blt./Standing

Frontage: 0.0

Side: 0.0

Back: 0.0

Irregular: No

Remarks: Welcome your new Home! An exceptional end unit townhouse located in the vibrant community of Eagle Mountain, Utah. This stunning residence offers a prime location within walking distance of Brookhaven Elementary School and boasts easy access to a variety of walking and biking trails. Featuring three bedrooms and four bathrooms, this townhouse provides ample space for relaxation and privacy. The open layout connects the kitchen to the dining and living areas, creating an inviting space for entertaining guests. Enjoy the benefits of outdoor living with the community's well-maintained common areas and green spaces. Whether you're unwinding on the patio or exploring the nearby nature, you'll be surrounded by the beauty of the area. Eagle Mountain is a thriving community with a wide range of amenities and recreational activities. From parks to golf courses, there's something for everyone. Experience the joys of a comfortable and active lifestyle in this beautifully designed townhouse. This listing has an assumable loan. SQ FOOTAGE OBTAINED FROM COUNTY RECORDS. BUYER TO VERIFY ALL INFORMATION.

MLS# 1888934 Presented By: Cole Tanner 801-919-7574

Sold Price: \$458,259 **Tour/Open:** None
Original List Price: \$478,289 **Status:** SOLD
Price Per: \$157
DOM: 70
Contract Date: 09/18/2023
Sold Date: 10/06/2023
Concessions: \$0 **Sold Terms:** FHA
Address: 3711 Cuade St #646
NS/EW: /
City: Eagle Mountain, UT 84005
County: Utah **Restrictions:** No
Proj/Subdiv: HARMONY
Tax ID: 68-055-0646 **Est. Taxes:** \$1
Zoning: **HOA?:** Yes, \$105/Month
HOA Contact: **HOA Phone:**
HOA Amenities: Other (See Remarks); Club House; Gym Room
Short Term Rental: No
Pre-Market:

HOA Remarks: Internet service included: 1 GB fiber optic

School Dist: Alpine

Elem: Mountain Trails

Jr High: Lake Mountain

Sr High: Cedar Valley High school

Other Schl:

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	1098	4	2	-	-	-	-	-	-	-	-	1	-
1	875	-	-	1	1	-	-	-	1	-	-	-	-
B1	930	-	-	-	-	-	-	-	-	-	-	-	-
B2	-	-	-	-	-	-	-	-	-	-	-	-	-
B3	-	-	-	-	-	-	-	-	-	-	-	-	-
Tot	2903	4	2	1	1	0	0	0	1	0	0	1	0

Roof: Asphalt Shingles

Heating: Gas: Central; Hot Water

Air Cond: Central Air; Electric

Floor: Carpet; Laminate; Vinyl

Window Cov:

Pool?: No

Pool Feat:

Possession: Recording

Exterior: Stucco; Cement Board

Has Solar?: No

Landscape: Landscaping: Part

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

Exterior Feat: Double Pane Windows; Sliding Glass Doors

Interior Feat: See Remarks; Bath: Master; Bath: Sep. Tub/Shower; Closet: Walk-In; Dishwasher, Built-In; Disposal; Great Room; Range/Oven: Free Stndg.; Vaulted Ceilings

Amenities: Cable Tv Wired; Clubhouse; Exercise Room; Home Warranty

Inclusions: Ceiling Fan; Microwave; Range Hood

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

Tel Comm: Broadband Cable; Ethernet; Wired; Fiber Optics

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

Zoning: Single-Family

Listing

Courtesy of: True North Realty LLC

Remarks: \$15,000 closing cost incentive Quartz countertops White painted cabinets 42" uppers Laminate on entire main floor Dual sink in master bath Separate tub/shower in master bath Preferred lender incentive Front yard landscaping included.



Type: Single Family

Style: 2-Story

Year Built: 2023

Acres: 0.11

Deck | Pat: 0 | 0

Garage: 2

Carport: 0

Prkg Sp: 0

Fin Bsmt: 0%

Basement: Full

Garage/Park: Attached

Driveway: Concrete

Water: Culinary; Irrigation

Water Shares: 0.00

Spa?: No **Community Pool?:** No

Master Level: 2nd floor

Senior Comm: No

Animals:

Const Status: Und. Const.

Frontage: 43.0

Side: 110.0

Back: 43.0

Irregular: No

MLS# 1895297 Presented By: Cole Tanner 801-919-7574

Sold Price: \$295,500
 Original List Price: \$292,000
 Price Per: \$238
 DOM: 33
 Contract Date: 09/20/2023
 Status: SOLD
 Sold Date: 10/06/2023
 Sold Terms: FHA
 Address: 3478 E Ridge Route Rd #5C
 NS/EW: / 3478
 City: Eagle Mountain, UT 84005
 County: Utah
 Proj/Subdiv: WILLOW SPRINGS
 Tax ID: 55-497-0029
 Zoning: R3
 HOA Transfer: 0.5%
 HOA Contact: ADV Community Solution
 HOA Amenities: Club House; Gym Room; Maintenance Paid; Pets Permitted; Playground; Pool; Snow Removal; Spa; Trash Paid; Water Paid
 Short Term Rental: No
 Pre-Market:
 School Dist: Alpine
 Sr High: Cedar Valley High school
 Elem: Hidden Hollow
 Other Schl: Ranches Academy Charter
 Restrictions: No
 Est. Taxes: \$1,299
 HOA?: Yes, \$200/Month
 HOA Phone: 801-641-1844



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	1237	3	2	-	1	-	1	-	1
B1	-	-	-	-	-	-	-	-	-
B2	-	-	-	-	-	-	-	-	-
B3	-	-	-	-	-	-	-	-	-
Tot	1237	3	2	1	0	0	1 0 0 0	1	0

Roof: Asphalt Shingles
 Heating: Gas: Central
 Air Cond: Central Air; Electric
 Floor: Carpet; Tile
 Window Cov: Blinds; Draperies
 Pool?: Yes
 Pool Feat: Heated; In Ground; With Spa
 Possession: Recording
 Exterior: Aluminum; Asphalt Shingles; Brick
 Has Solar?: No
 Landscape: Landscaping: Full
 Lot Facts: Road: Paved; Sidewalks; Sprinkler: Auto-Full; Adjacent to Golf Course
 Exterior Feat: Balcony; Double Pane Windows; Sliding Glass Doors
 Interior Feat: Bath: Master; Closet: Walk-In; Dishwasher, Built-In; Disposal; Range/Oven: Free Stndg.; Smart Thermostat(s)
 Amenities: Clubhouse; Electric Dryer Hookup; Exercise Room; Park/Playground; Swimming Pool
 Inclusions: Ceiling Fan; Microwave; Range; Refrigerator; Smart Thermostat(s)
 Exclusions: Dryer; Washer
 Terms: Cash; Conventional; FHA; VA; USDA Rural Development
 Storage: Patio
 Tel Comm: Broadband Cable; Ethernet; Wired; Multiple Phone Lines
 Access Feat: 32" Wide Doorways; 36" Wide Hallways; Single Level Living
 Utilities: Gas: Connected; Power: Connected; Sewer: Connected; Water: Connected
 Zoning: Multi-Family
 Listing
 Courtesy of: Equity Real Estate (Results)

Type: Condo (PUD)
 Style: Condo; Middle Level
 Year Built: 2000
 Acres: 0.03
 Deck | Pat: 1 | 0
 Garage: 0
 Carport: 0
 Prkg Sp: 2
 Fin Bsmt: 0%
 Basement: None/Crawl Space
 Garage/Park: Parking: Covered; Parking: Uncovered
 Driveway: Asphalt
 Water: Culinary
 Water Shares: 0.00
 Spa?: Yes Community Pool?: Yes
 Master Level:
 Senior Comm: No
 Animals: Pets < 20 Lbs.; Pets 20 - 75 Lbs.; Pets > 75 Lbs.

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

Remarks: Don't miss this! Mid level condo minutes to Ranches Golf Course, Saratoga Springs, Costco, restaurants, shopping and Mountain View Corridor for easy access to I-15. Enjoy the Willow Springs Community parks, pool, hot tub, gym and clubhouse. This home has a sparkling stainless steel LG appliance package with smooth top range for easy cleanup, electric oven, microwave, dishwasher French door refrigerator, and a smart thermostat that all stays for your enjoyment. This home also comes with a balcony with room to sit, a large storage closet and 2 designated parking spots, one covered and one uncovered with additional on-street parking. Come see it today and make this your next home!

MLS# 1897214 Presented By: Cole Tanner 801-919-7574

Sold Price: \$537,000 **Tour/Open:** None
Original List Price: \$537,502 **Status:** SOLD
Price Per: \$172
DOM: 4
Contract Date: 09/02/2023
Sold Date: 10/07/2023
Concessions: \$8,500 **Sold Terms:** FHA
Address: 4548 E Silver Moon Dr #3011
NS/EW: / 4548
City: Eagle Mountain, UT 84005
County: Utah **Restrictions:** No
Proj/Subdiv: SILVER LAKE
Tax ID: 66-860-3011 **Est. Taxes:** \$200
Zoning: **HOA?:** Yes, \$35/Month
HOA Transfer: \$500
HOA Contact: **HOA Phone:**
HOA Amenities: Club House; Playground; Pool
Short Term Rental: No
Pre-Market:



School Dist: Alpine
Sr High: Westlake

Elem: Silver Lake
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		
4	-	-	-	-	-	-	-	-	-	-	-	-
3	-	-	-	-	-	-	-	-	-	-	-	-
2	1322	4	2	-	-	1	-	-	-	-	1	-
1	860	-	-	1	1	-	-	1	-	1	-	-
B1	932	-	-	-	-	-	-	-	-	-	-	-
B2	-	-	-	-	-	-	-	-	-	-	-	-
B3	-	-	-	-	-	-	-	-	-	-	-	-
Tot	3114	4	2	1	1	1	0	1	0	1	1	0

Type: Single Family
Style: 2-Story
Year Built: 2023
Acres: 0.12
Deck | Pat: 0 | 0
Garage: 2
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: 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: Sprinkler: Auto-Part
Interior Feat: Bath: Master; Bath: Sep. Tub/Shower; Closet: Walk-In; Dishwasher, Built-In; Disposal; Range/Oven: Free Stdng.; Vaulted Ceilings; Granite Countertops
Amenities: Clubhouse; Home Warranty
Inclusions: Ceiling Fan; Microwave; Range
Terms: Cash; Conventional; FHA; VA; USDA Rural Development
Tel Comm: Fiber Optics
Utilities: Gas: Connected; Power: Connected; Sewer: Connected; Water: Connected

Basement: Full
Garage/Park: Built-In; Opener
Driveway: Concrete
Water:
Water Shares: 0.00
Spa?: No **Community Pool?:** Yes
Master Level: 2nd floor
Senior Comm: No
Animals:

Listing

Courtesy of: True North Realty LLC

Remarks: Fully completed, brand new home in Silver Lake now available! 4 bedrooms plus open loft area upstairs. Beautiful finishes throughout. Comes with front yard landscaping, partially fenced back yard, builder warranty, and blue tape walk through!

MLS# 1898641 Presented By: Cole Tanner 801-919-7574

Sold Price: \$665,000
Original List Price: \$665,000
Price Per: \$187
DOM: 8

Tour/Open: View Tour

Status: SOLD

Contract Date: 09/15/2023

Sold Date: 10/12/2023

Sold Terms: Conventional

Concessions: \$7,500

Address: 1062 E Waddell St

NS/EW: / 1062

City: Eagle Mountain, UT 84005

County: Utah

Restrictions: No

Proj/Subdiv: OVERLAND TRAILS ESTA

Tax ID: 48-227-0040

Est. Taxes: \$2,875

Zoning:

HOA?: No

Pre-Market:

Type of ADU: Attached

ADU Sq. Ft.: 800 sqft.

ADU Beds: 2

ADU Baths: 1

ADU Kitchen: Yes

ADU Entrance: Yes

ADU Gas: No

ADU Electric: No

ADU Water: No

Currently Rented: No

School Dist: Alpine

Elem: Mountain Trails

Jr High: Frontier

Sr High: Cedar Valley High school

Other Schl:

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	1732	3	2	-	1	1	-	-	1	-	-	1	-
B1	1810	3	2	-	1	-	-	-	1	-	-	1	1
B2	-	-	-	-	-	-	-	-	-	-	-	-	-
B3	-	-	-	-	-	-	-	-	-	-	-	-	-
Tot	3542	6	4	1	2	0	0	0	2	0	0	2	1

Roof: Asphalt Shingles

Heating: Forced Air

Air Cond: Central Air; Electric

Floor: Carpet; Laminate

Window Cov: Blinds

Pool?: No

Pool Feat:

Possession: REC

Exterior: Stucco

Has Solar?: No

Landscape: Landscaping: Full; Mature Trees

Lot Facts: Curb & Gutter; Fenced: Full; Terrain, Flat; View: Mountain

Exterior Feat: Basement Entrance; Horse Property; Porch: Open; Patio: Open

Interior Feat: Basement Apartment; Closet: Walk-In; French Doors; Kitchen: Second; Mother-in-Law Apt.; Vaulted Ceilings

Amenities: Workshop

Inclusions: See Remarks; Dishwasher: Portable; Dryer; Microwave; Range; Refrigerator; Washer; Water Softener: Own

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

Storage: Garage; Shed; Basement

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

Zoning: Single-Family

Listing

Courtesy of: ERA Brokers Consolidated (Utah County)



Type: Single Family
Style: Rambler/Ranch
Year Built: 2000
Acres: 0.78
Deck | Pat: 0 | 0
Garage: 4
Carport: 0
Prkg Sp: 0
Fin Bsmt: 100%

Const Status: Blt./Standing

Frontage: 0.0

Side: 0.0

Back: 0.0

Irregular: No

Basement: Entrance; Full
Garage/Park: Attached; Built-In; Opener; Rv Parking; Storage Above
Driveway: Concrete
Water: Culinary
Water Shares: 0.00
Spa?: No **Community Pool?:** No
Master Level: 1st floor
Senior Comm: No
Animals:

Remarks: OPEN HOUSE - SEPT 9th 11am-2pm Unique .78 -acre horse property, 6-bedroom, 4.5-bathroom rambler. Enhanced by a convenient walkout mother-in-law suite, this residence provides a flexible arrangement for accommodating guests or generating rental income. Stepping inside, the home's seamless flow between the open-concept living room, dining area, and kitchen immediately captures your attention. The soaring vaulted ceilings amplify the sense of space and natural light. The main floor accommodates 3 comfortable bedrooms and 2.5 bathrooms. Descending to the basement uncovers a world of potential. On one side, an additional bedroom, a bathroom, a workshop, and cool storage await. The family room, graced by a fireplace, offers additional room for entertaining. On the other side of the basement you'll discover a self-contained mother-in-law apartment with 2 bedrooms, a bathroom, and a convenient laundry room. Its separate entrance makes it an ideal rental property. Outside, the sprawling .78 acre lot becomes the focal point, offering an abundance of space for a range of activities, from horse enthusiasts to outdoor gatherings. Adding to the rural charm, there's a shed and chicken coop, and the ample RV parking space further enhances your options. The generously sized garage, comfortably accommodates 4 vehicles and features a practical man door for easy outdoor access. Recent updates, including new flooring, an AC unit, and an efficient irrigation system, enhance the modern livability of this home. Fresh grass in the yard revitalizes the outdoor experience. Recent upgrades to the floors, vanities, and carpet underscore the home's well-maintained status. Beyond the captivating property, there's the prime location-just a quick 5-minute drive to essential amenities like grocery stores and dining options. And only 2 minutes away lies Overland Park, boasting a playground, pavilion, and inviting grassy fields. This property is more than just a house; it's an invitation to a lifestyle that celebrates space, freedom, and versatility. A substantial lot in this sought-after area is a true rarity. Schedule a showing today! This home qualifies for ZERO DOWN USDA loans!