

MLS# 1877330 Presented By: Cole Tanner 801-919-7574

Sold Price: \$694,003
 Original List Price: \$692,170
 Price Per: \$173
 DOM: 70
 Contract Date: 07/26/2023

Tour/Open: None
 Status: SOLD

Sold Date: 10/19/2023
 Sold Terms: Conventional

Concessions: \$14,000
 Address: 3624 E Aster Dr #409
 NS/EW: / 3624
 City: Eagle Mountain, UT 84005
 County: Utah

Restrictions: No

Proj/Subdiv:
 Tax ID: 66-872-0409
 Zoning: HOA?: No

Pre-Market:
 School Dist: Alpine
 Sr High: Cedar Valley
 Elem: Pony Express
 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	1338	4	2	-	-	-	-	-	-
1	1330	1	1	-	-	-	-	-	-
B1	1329	-	-	-	-	-	-	-	-
B2	-	-	-	-	-	-	-	-	-
B3	-	-	-	-	-	-	-	-	-
Tot	3997	5	3	0	0	0	0000	0	0

Type: Single Family
 Style: 2-Story
 Year Built: 2023
 Acres: 0.22
 Deck | Pat: 0 | 0
 Garage: 3
 Carport: 0
 Prkg Sp: 0
 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; Vinyl (LVP)
 Window Cov:
 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
 Exterior Feat: Walkout
 Interior Feat: Oven: Gas
 Terms: Cash; Conventional; FHA; VA
 Utilities: Gas: Connected; Power: Connected; Sewer: Connected; Water: Connected
 Zoning: Single-Family
 Listing

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

Courtesy of: Realtypath LLC (South Valley)

Remarks: Lot 409! The Cypress is a fantastic two story with an open-concept kitchen and a great room with a two-story ceiling. Third-car garage. Large area on the garage side yard for future RV parking. This home features a gorgeous kitchen fit for a chef with stainless steel appliances, quartz countertops, and a gas range. The primary bedroom is oversized with an ensuite bathroom featuring a separate tub and shower and a large walk-in closet. The home is a must-see and won't last long. Call today and see how you can add your personal touch to this beautiful home! Buyer to verify all info. *photos are for reference only and not a direct representation, this home is available for personalization



MLS# 1889905 Presented By: Cole Tanner 801-919-7574

Sold Price: \$475,000
 Original List Price: \$499,000
 Price Per: \$179
 DOM: 58
 Contract Date: 09/15/2023

Tour/Open: None
 Status: SOLD
 Sold Date: 10/17/2023
 Sold Terms: Conventional

Concessions: \$500
 Address: 7528 N Levi Ln
 NS/EW: 7528 N / W
 City: Eagle Mountain, UT 84005
 County: Utah
 Proj/Subdiv: SILVER LAKE
 Tax ID: 66-152-0089
 Zoning:
 HOA Contact:
 HOA Amenities: Picnic Area; Playground
 Short Term Rental: No
 Pre-Market:

Restrictions: No
 Est. Taxes: \$2,295
 HOA?: Yes, \$48/Month
 HOA Phone:

HOA Remarks: 2 HOA's \$24 each per month

School Dist: Alpine

Sr High: Westlake

Elem: Pony Express

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				K	B	F		
4	-	-	-	-	-	-	-	-	-	-	-	-
3	-	-	-	-	-	-	-	-	-	-	-	-
2	1047	4	2	-	-	-	-	-	-	-	-	-
1	796	-	-	1	1	-	-	1	1	-	1	-
B1	796	2	1	-	1	-	-	-	-	-	-	-
B2	-	-	-	-	-	-	-	-	-	-	-	-
B3	-	-	-	-	-	-	-	-	-	-	-	-
Tot	2639	6	3	0	1	2	0	1	1	0	1	0

Type: Single Family
 Style: 2-Story
 Year Built: 2010
 Acres: 0.06
 Deck | Pat: 0 | 0
 Garage: 2
 Carport: 0
 Prkg Sp: 0
 Fin Bsmt: 100%

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; Vinyl
 Window Cov: Blinds
 Pool?: No
 Pool Feat:
 Possession: 72 Hrs
 Exterior: Stone; Cement Board; Vinyl
 Has Solar?: No
 Landscape: Landscaping: Full

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

Lot Facts: Fenced: Full; Sprinkler: Auto-Full; Terrain, Flat
 Exterior Feat: Double Pane Windows
 Interior Feat: See Remarks; Bath: Master; Bath: Sep. Tub/Shower; Closet: Walk-In; Range/Oven: Free Stdng.
 Amenities: Electric Dryer Hookup
 Inclusions: Microwave; Range
 Exclusions: Dryer; Refrigerator; Washer
 Terms: Cash; Conventional; FHA; VA
 Storage: Garage; Basement
 Utilities: Gas: Connected; Power: Connected; Sewer: Connected; Sewer: Public; Water: Connected
 Zoning: Single-Family

Listing
 Courtesy of: KW WESTFIELD

Remarks: Open House on 7/22/23 11am-2pm* Phenomenal 5-Bedroom Home in the serene Silver Lake neighborhood. Discover the stunning 5-bedroom, 3.5-bath home located just steps away from a charming park. Nestled in a peaceful and picturesque neighborhood, this home has been meticulously maintained and has the feeling of a model home. The master suite is large and very comfortable. One of the unique features of this property is a creatively designed child's play area with a playful slide and captivating murals on the walls. This versatile space can either continue to serve as an enchanting preschool setting or be converted back into a 6th bedroom, depending on your needs. Don't miss out on the opportunity to see this remarkable property today! Square footage measurements are provided as a courtesy only. Buyer to verify all.



MLS# 1895953 Presented By: Cole Tanner 801-919-7574

Sold Price: \$472,000
 Original List Price: \$519,000
 Price Per: \$158
 DOM: 20
 Contract Date: 09/30/2023

Tour/Open: None
 Status: SOLD
 Sold Date: 10/17/2023
 Sold Terms: Conventional

Concessions: \$11,000
 Address: 7729 N Decrescendo Dr
 NS/EW: 7729 /
 City: Eagle Mountain, UT 84005
 County: Utah
 Proj/Subdiv: SILVER LAKE
 Tax ID: 66-145-0245
 Zoning:

Restrictions: No
 Est. Taxes: \$2,995
 HOA?: Yes, \$20/Month

HOA Contact: Advanced Management

HOA Phone:

HOA Amenities: Pets Permitted; Picnic Area; Playground

Short Term Rental: No

Pre-Market:

School Dist: Alpine
 Sr High: Westlake

Elem: Thunder Ridge
 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	1057	3	2	-	-	-	-	-	-	-	-	-
1	882	-	-	1	1	-	1	-	-	1	1	1
B1	1036	-	-	-	-	-	-	-	-	-	-	-
B2	-	-	-	-	-	-	-	-	-	-	-	-
B3	-	-	-	-	-	-	-	-	-	-	-	-
Tot	2975	3	2	1	1	0	1	0	0	1	1	1

Type: Single Family
 Style: 2-Story
 Year Built: 2007
 Acres: 0.13
 Deck | Pat: 1 | 1
 Garage: 2
 Carport: 4
 Prkg Sp: 6
 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; Tile; Vinyl (LVP)

Window Cov:

Pool?: No

Pool Feat:

Possession: Recording

Exterior: Asphalt Shingles; Stone; Stucco

Has Solar?: No

Landscape: Landscaping: Full

Lot Facts: Cul-de-Sac; Fenced: Part; Sprinkler: Manual-Full; Terrain, Flat; View: Lake; View: Mountain

Exterior Feat: Double Pane Windows; Patio: Covered; Sliding Glass Doors

Interior Feat: Closet: Walk-In; Dishwasher, Built-In; Disposal; Range/Oven: Free Stndg.

Inclusions: Dishwasher: Portable; Microwave; Range; Refrigerator

Exclusions: Dryer; Washer

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

Storage: Garage; Basement

Tel Comm: Fiber Optics

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

Zoning: Single-Family

Listing

Courtesy of: Coldwell Banker Realty (Provo-Orem-Sundance)

Remarks: This Beautiful Home is located centrally in the Ranches of Eagle Mountain and in a Cul-De-Sac. In addition, this Home Features New Paint throughout, New Carpet, and New Vinyl Lamanite Floors. Also, Formal Living and Family Space, Large Open Kitchen, LOFT, Huge master bedroom with Walk-in Closet and a Large basement with Room to Grow. A MUST SEE! Close to Shopping, Schools, and Outdoor Living. New Windows Ordered.



MLS# 1898428 Presented By: Cole Tanner 801-919-7574

Sold Price: \$379,900 **Tour/Open:** None
Original List Price: \$389,900 **Status:** SOLD
Price Per: \$202
DOM: 26
Contract Date: 09/19/2023
Sold Date: 10/18/2023
Concessions: \$5,000 **Sold Terms:** FHA
Address: 4407 E Longleaf Ln #313
NS/EW: 9340 N / 4389 E
City: Eagle Mountain, UT 84005
County: Utah **Restrictions:** No
Proj/Subdiv: SCENIC MOUNTAIN
Tax ID: 66-858-0313 **Est. Taxes:** \$1
Zoning: RES **HOA?:** Yes, \$155/Month
HOA Transfer: \$750
HOA Contact: Advantage Management **HOA Phone:** 801-235-7368
HOA Amenities: Club House; Hiking Trails; Pets Permitted; Playground; Pool
Short Term Rental: Yes
Pre-Market: No
HOA Remarks: Club House, Hiking Trails, Playground and Pool.



School Dist: Alpine **Elem:** Pony Express **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		
4	-	-	-	-	-	-	-	-	-	-	-	-	-
3	-	-	-	-	-	-	-	-	-	-	-	-	-
2	907	3	2	-	-	-	-	-	-	-	-	1	-
1	484	-	-	-	1	1	-	-	1	1	-	-	-
B1	485	-	-	-	-	1	-	-	-	-	-	-	-
B2	-	-	-	-	-	-	-	-	-	-	-	-	-
B3	-	-	-	-	-	-	-	-	-	-	-	-	-
Tot	1876	3	2	0	1	2	0	0	1	1	0	1	0

Type: Townhouse (PUD)
Style: Townhouse; Row-mid
Year Built: 2023 **Const Status:** Blt./Standing
Acres: 0.02
Deck | Pat: 0 | 0 **Frontage:** 0.0
Garage: 2 **Side:** 0.0
Carport: 0 **Back:** 0.0
Prkg Sp: 0 **Irregular:** No
Fin Bsmt: 100%
Basement: Full
Garage/Park: Attached
Driveway: Asphalt
Water: Culinary
Water Shares: 0.00
Spa?: No **Community Pool?:** Yes
Master Level: 2nd floor
Senior Comm: No
Animals:

Roof: Asphalt Shingles
Heating: Forced Air; Gas: Central
Air Cond: Central Air; Electric
Floor: Carpet; Laminate
Window Cov: None
Pool?: No
Pool Feat:
Possession:
Exterior: Asphalt Shingles; Cement Board
Has Solar?: No
Landscape: Landscaping: Full
Lot Facts: Curb & Gutter; Road: Paved; Sidewalks; Sprinkler: Auto-Full
Interior Feat: Closet: Walk-In; Dishwasher, Built-In; Disposal; Range/Oven: Free Stdng.; Silestone Countertops
Amenities: See Remarks; Cable Tv Available; Clubhouse; Home Warranty; Park/Playground; Swimming Pool
Inclusions: Microwave; Range; Range Hood
Terms: Cash; Conventional; FHA; VA
Storage: Garage; Basement
Utilities: Gas: Connected; Power: Connected; Sewer: Public; Water: Connected
Zoning: Multi-Family

Listing
Courtesy of: Fieldstone Realty LLC

Remarks: ***PRICE DROP***BRAND NEW READY TO MOVE IN TOWN HOME*** FULLY FINISHED***HUGE FINISHED BASEMENT FAMILY ROOM***Come see this bright and inviting townhome in desirable Scenic Mountain community in Saratoga Springs that overlooks the entire Utah Valley. This townhome greets you with an open kitchen and sitting area ideal for casual gatherings and encourages cozy conversation. This home is outfitted with more cabinets than you could possibly need and 9 foot ceilings which brighten up the room. Main level has beautiful stain resistant and low maintenance floating wood laminate flooring a powder bath on the main level with all 3 bedrooms upstairs including your spacious master bedroom and walk-in laundry room. 2 car garage and a Large finished family room in the basement makes it a great place to relax and just steps away from Ranches golf course, community walking trails, neighborhood parks, community pickle ball court, and pool with unbeatable views. READY TO MOVE IN TODAY! Take advantage of our \$5,000 lender incentive.

MLS# 1903316 Presented By: Cole Tanner 801-919-7574

Sold Price: \$514,900
Original List Price: \$514,900
Price Per: \$334
DOM: 30
Contract Date: 10/02/2023

Tour/Open: None • Floor Plan
Status: SOLD
Sold Date: 10/18/2023
Sold Terms: Conventional



Concessions: \$9,447
Address: 7447 Escalante Dr
NS/EW: /
City: Eagle Mountain, UT 84005
County: Utah
Proj/Subdiv: OQUIRRH MTN RANCH
Tax ID: 48-568-0039
Zoning:
HOA Contact: FCS Community Management
HOA Amenities: Pets Permitted; Picnic Area
Short Term Rental: No

Restrictions: Yes
Est. Taxes: \$0
HOA?: Yes, \$55/Month
HOA Phone: 801-256-0465

Pre-Market:

School Dist: Alpine
Sr High: Cedar Valley High school
Elem: Desert Sky Elementary
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				K	B	F		
4	-	-	-	-	-	-	-	-	-	-	-	-
3	-	-	-	-	-	-	-	-	-	-	-	-
2	-	-	-	-	-	-	-	-	-	-	-	-
1	1540	3	2	-	1	-	-	1	1	1	-	-
B1	-	-	-	-	-	-	-	-	-	-	-	-
B2	-	-	-	-	-	-	-	-	-	-	-	-
B3	-	-	-	-	-	-	-	-	-	-	-	-
Tot	1540	3	2		1	0	0	0	1	0	1	0

Type: Single Family
Style: Rambler/Ranch
Year Built: 2023
Acres: 0.19
Deck | Pat: 0 | 0
Garage: 2
Carport: 0
Prkg Sp: 0
Fin Bsmt:

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

Roof: Asphalt Shingles; Pitched
Heating: Forced Air; Gas: Central; >= 95% efficiency
Air Cond: Central Air; Electric
Floor: Carpet; Vinyl (LVP)
Window Cov: Blinds
Pool?: No
Pool Feat:
Possession:
Exterior: Asphalt Shingles; Stucco; Cement Board
Has Solar?: No
Landscape: Landscaping: Part

Basement: None/Crawl Space
Garage/Park: Attached; Opener
Driveway: Concrete
Water: Culinary
Water Shares: 0.00
Spa?: No **Community Pool?:** No
Master Level:
Senior Comm: No
Animals:

Lot Facts: Curb & Gutter; Fenced: Part; Road: Paved; Sidewalks; Sprinkler: Auto-Full; Drip Irrigation: Auto-Full
Exterior Feat: Double Pane Windows; Entry (Foyer)
Interior Feat: Bath: Master; Closet: Walk-In; Dishwasher, Built-In; Disposal; Oven: Gas; Range/Oven: Free Stdng.; Granite Countertops; Smart Thermostat(s)
Amenities: Cable Tv Wired; Electric Dryer Hookup; Home Warranty
Inclusions: Ceiling Fan; Microwave; Range Hood; Refrigerator; Smart Thermostat(s)
Terms: Cash; Conventional; FHA; VA; USDA Rural Development
Tel Comm: Wireless Broadband
Access Feat: 32" Wide Doorways; 36" Wide Hallways
Utilities: Gas: Connected; Power: Connected; Sewer: Connected; Sewer: Public; Water: Connected
Zoning: Single-Family
Driving Dir: Drive South on I-15 and take exit 282, Drive West on UT-194/2100 N, Drive South on UT-145/Mountain View Corridor, Drive West on UT-73 Cedar Fort Rd, Drive South on Ranches Pkwy, Drive West on Pony Express Pkwy, Drive Right on N Bald Eagle Way.

Listing
Courtesy of: LGI HOMES - UTAH, LLC

Remarks: The three-bedroom, two-bathroom Glenwood plan has everything you need. A formal dining room located off of the entry is ideal for hosting family dinners, while the upgraded kitchen is the perfect spot to cook your favorite meals.

MLS# 1962633 Presented By: Cole Tanner 801-919-7574

Sold Price: \$511,384 Tour/Open: None
 Original List Price: \$511,384 Status: SOLD
 Price Per: \$176
 DOM: 0
 Contract Date: 10/17/2023
 Sold Date: 10/17/2023
 Concessions: \$0 Sold Terms: Conventional
 Address: 4622 E Silver Moon Dr #3004
 NS/EW: / 4622
 City: Eagle Mountain, UT 84005
 County: Utah Restrictions: No
 Proj/Subdiv: SILVER LAKE
 Tax ID: 66-860-3004 Est. Taxes: \$2,000
 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	H				K	B	F	S	
4	-	-	-	-	-	-	-	-	-	-	-	-	-
3	-	-	-	-	-	-	-	-	-	-	-	-	-
2	-	-	-	-	-	-	-	-	-	-	-	-	-
1	1433	3	2	-	-	1	-	-	1	-	1	1	-
B1	1460	-	-	-	-	-	-	-	-	-	-	-	-
B2	-	-	-	-	-	-	-	-	-	-	-	-	-
B3	-	-	-	-	-	-	-	-	-	-	-	-	-
Tot	2893	3	2			1	0	0	1	0	1	1	0

Type: Single Family
 Style: Rambler/Ranch
 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: Stucco; Cement Board
 Has Solar?: No
 Landscape: Landscaping: Part
 Lot Facts: Sprinkler: Auto-Part
 Interior Feat: Bath: Master; Closet: Walk-In; Dishwasher, Built-In; Disposal; Range/Oven: Free Stndg.; Vaulted Ceilings
 Amenities: Clubhouse; Home Warranty; Swimming Pool
 Inclusions: Ceiling Fan; Microwave; Range
 Terms: Cash; Conventional; FHA; VA
 Tel Comm: Fiber Optics
 Utilities: Gas: Connected; Power: Connected; Sewer: Connected; Water: Connected
 Listing
 Courtesy of: True North Realty LLC

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