

MLS# 1877966 Presented By: Cole Tanner 801-919-7574

Sold Price: \$440,000
 Original List Price: \$525,000
 Price Per: \$210
 DOM: 137
 Contract Date: 10/03/2023

Tour/Open: None
 Status: SOLD

Sold Date: 10/13/2023
 Sold Terms: Cash

Concessions: \$0
 Address: 1709 W 60 S
 NS/EW: 60 S / 1709 W
 City: Pleasant Grove, UT 84062
 County: Utah
 Proj/Subdiv: THE COMMONS AMENDED

Tax ID: 65-408-0218
 Zoning: R-1
 HOA Contact: Parker Brown Real Estate
 Est. Taxes: \$1,932
 HOA?: Yes, \$87/Month
 HOA Phone: 801-766-9998

HOA Amenities: Pets Permitted; Playground; Snow Removal
 Short Term Rental: No

Pre-Market:

School Dist: Alpine
 Sr High:

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		
4	-	-	-	-	-	-	-	-	-	-	-	-	-
3	800	3	2	-	-	-	-	-	-	-	-	1	-
2	800	-	-	-	-	1	-	-	1	-	-	-	-
1	494	1	1	-	-	-	-	-	-	-	-	-	-
B1	-	-	-	-	-	-	-	-	-	-	-	-	-
B2	-	-	-	-	-	-	-	-	-	-	-	-	-
B3	-	-	-	-	-	-	-	-	-	-	-	-	-
Tot	2094	4	3	0	0	1	0	0	1	0	0	1	0

Roof: Asphalt Shingles
 Heating: Gas; Central
 Air Cond: Central Air; Electric
 Floor: Carpet; Laminate
 Window Cov: Blinds
 Pool?: No
 Pool Feat:
 Possession: Recording
 Exterior: Asphalt Shingles; Stone; Vinyl
 Has Solar?: No
 Landscape:

Exterior Feat: Balcony

Interior Feat: Bath: Master; Closet: Walk-In; Dishwasher, Built-In; Disposal; Oven: Gas; Range: Gas; Granite Countertops; Smart Thermostat(s)

Amenities: Cable Tv Wired; Park/Playground

Inclusions: Microwave; Refrigerator; Satellite Dish; Water Softener: Own

Exclusions: Dryer; Washer

Terms: Cash; Conventional; FHA; VA

Storage: Basement

Tel Comm: Ethernet; Wired

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

Zoning: Single-Family

Listing

Courtesy of: KW WESTFIELD



Type: Townhouse
 Style: Townhouse; Row-end
 Year Built: 2015
 Acres: 0.02
 Deck | Pat: 1 | 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

Basement: None/Crawl Space
 Garage/Park: Attached
 Driveway: Concrete
 Water: Culinary
 Water Shares: 0.00
 Spa?: No Community Pool?:No
 Master Level: 3rd floor
 Senior Comm: No
 Animals: Pets < 20 Lbs.; Pets > 75 Lbs.

Remarks: Situated on a quiet and tree-lined street, this address offers a serene and family-friendly environment. The house itself is a well-maintained single-family home, showcasing a traditional architectural style with a modern touch. The exterior features a lovely blend of stone and siding, creating a welcoming and inviting facade. The house boasts a spacious layout, with ample room for both relaxation and entertainment. The interior is thoughtfully designed, featuring an open floor plan that allows for a seamless flow between the living areas. The main floor encompasses a comfortable living room, perfect for hosting. Adjacent to the living room is a well-appointed kitchen, equipped with modern appliances, ample cabinet space, and a center island that doubles as a breakfast bar. The dining area is conveniently located nearby, providing a cozy space for enjoying meals with family and friends. Upstairs, you will find the private quarters of the home, including several bedrooms and bathrooms. The bedrooms are spacious and filled with natural light, offering a tranquil retreat for rest and relaxation. With it being an end unit, it is right next to visitor parking, mailbox, and a big field. Gorgeous unobstructed views of the mountains and valley. All information, figures, and documentation provided as a courtesy, buyer to verify all information.

MLS# 1892908 Presented By: Cole Tanner 801-919-7574

Sold Price: \$340,000
Original List Price: \$340,000
Price Per: \$304
DOM: 8
Contract Date: 08/15/2023
Sold Date: 10/13/2023
Sold Terms: Cash
Concessions: \$0
Address: 684 S 2150 W #103
NS/EW: 684 S / 2150 W
City: Pleasant Grove, UT 84062
County: Utah
Proj/Subdiv: BELLE MONET CONDO
Tax ID: 35-455-0050
Zoning: RESI
HOA Transfer: \$500
HOA Contact: Parker Brown
HOA Amenities: Other (See Remarks); Barbecue; Club House; Gym Room; Picnic Area; Playground; Pool; Racquet Ball Court; Snow Removal; Water Paid
Restrictions: No
Est. Taxes: \$1,441
HOA?: Yes, \$220/Month
HOA Phone: 801-766-9998

**Short Term Rental:** No**Pre-Market:****School Dist:** Alpine**Sr High:** American Fork**Elem:** Greenwood**Other Schl:****Jr High:** American Fork

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	1116	3	2	-	-	-	-	-	1	-	-	1	-
B1	-	-	-	-	-	-	-	-	-	-	-	-	-
B2	-	-	-	-	-	-	-	-	-	-	-	-	-
B3	-	-	-	-	-	-	-	-	-	-	-	-	-
Tot	1116	3	2	0	0	0	0	0	1	0	0	1	0

Roof: Asphalt Shingles**Heating:** Gas; Central**Air Cond:** Central Air; Electric**Floor:** Carpet; Linoleum**Window Cov:** Blinds**Pool?:** No**Pool Feat:****Possession:** Upon Rec**Exterior:** Stone; Stucco**Has Solar?:** No**Landscape:** Landscaping; Full**Lot Facts:** Road: Paved; Sidewalks; Sprinkler: Auto-Full**Exterior Feat:** Patio: Covered**Interior Feat:** Bath: Master; Closet: Walk-In; Disposal; Jetted Tub; Range/Oven: Free Stdng.; Granite Countertops**Amenities:** Cable Tv Available; Clubhouse; Electric Dryer Hookup; Exercise Room; Park/Playground; Swimming Pool**Inclusions:** Dryer; Microwave; Range; Refrigerator; Washer**Terms:** Cash; Conventional**Storage:** Garage; Patio**Tel Comm:** Broadband Cable**Access Feat:** Ground Level; No-Step Entry; Single Level Living**Utilities:** Gas: Connected; Power: Connected; Sewer: Connected; Water: Connected**Zoning:** Multi-Family**Listing****Courtesy of:** Summit Realty, Inc.

Remarks: MAIN FLOOR CONDO in outstanding location! Primary suite features walk-in closet, jetted tub, and private patio. The open kitchen and dining area includes stainless steel appliances, granite counter tops, and large pantry. Spacious living area with access to patio. LG washer and dryer included, no warranties. Unit includes a single car garage, #3, as well as, 1 reserved uncovered parking stall #3. Excellent location close to shopping, restaurants, parks, and freeway access. The desirable Belle Monet community includes access to a playground, clubhouse, swimming pool, and fitness center. Square feet as per County. Buyer and Buyer's Broker to verify all information including square footage and acreage.

Type: Condo**Style:** Condo; Main Level**Year Built:** 2005**Acres:** 0.01**Deck | Pat:** 0 | 2**Garage:** 1**Carpport:** 0**Prkg Sp:** 1**Fin Bsmt:** 0%**Basement:** None/Crawl Space**Garage/Park:** Detached; Opener; Parking: Uncovered**Driveway:** Asphalt; Common Drive**Water:** Culinary**Water Shares:** 0.00**Spa?:** No **Community Pool?:** No**Master Level:** 1st floor**Senior Comm:** No**Animals:** Pets 20 - 75 Lbs.**Const Status:** Blt./Standing**Frontage:** 0.0**Side:** 0.0**Back:** 0.0**Irregular:** No

MLS# 1898784 Presented By: Cole Tanner 801-919-7574

Sold Price: \$412,000
Original List Price: \$412,000
Price Per: \$251
DOM: 15

Tour/Open: View Tour

Status: SOLD

Contract Date: 09/22/2023

Sold Date: 10/13/2023

Sold Terms: Conventional

Concessions: \$0

Address: 127 N 1270 W #B-102

NS/EW: 127 N / 1270 W

City: Pleasant Grove, UT 84062

County: Utah

Restrictions: No

Proj/Subdiv: CAMBRIA

Tax ID: 65-076-0102

Est. Taxes: \$1,816

Zoning:

HOA?: Yes, \$242/Month

HOA Transfer: \$500

HOA Contact: Parker Brown

HOA Phone: 801-766-9998

HOA Amenities: Other (See Remarks); Barbecue; Club House; Gym Room; Insurance Paid; Maintenance Paid; Pet Rules; Picnic Area; Playground; Pool; Sewer Paid; Snow Removal; Spa; Trash Paid; Water Paid

Short Term Rental: No

Pre-Market:

HOA includes: Wi-Fi Internet, water, sewer, garbage, club house with fitness room, tot lot, pool, spa, exterior maintenance, exterior insurance, liability insurance, snow removal, and landscaping. <http://www.parker-brown.com/cambria/hoa-dues/>

School Dist: Alpine

Elem: Mount Mahogany

Jr High: Pleasant Grove

Sr High: Pleasant Grove

Other Schl:

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	820	3	2	-	-	1	-	-	-	-	-	-
1	820	-	-	1	1	-	-	1	1	-	1	1
B1	-	-	-	-	-	-	-	-	-	-	-	-
B2	-	-	-	-	-	-	-	-	-	-	-	-
B3	-	-	-	-	-	-	-	-	-	-	-	-
Tot	1640	3	2	0	1	1	0	1	1	0	1	1

Type: Townhouse

Style: 2-Story

Year Built: 2006

Acres: 0.03

Deck | Pat: 0 | 2

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: Blinds; Draperies

Pool?: Yes

Pool Feat: Fenced; In Ground; With Spa

Possession:

Exterior: Stone; Stucco

Has Solar?: No

Landscape: Landscaping: Full; Mature Trees

Lot Facts: Fenced: Full; Secluded Yard; Sidewalks; Sprinkler: Auto-Full; Terrain, Flat

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

Interior Feat: Bath: Master; Bath: Sep. Tub/Shower; Closet: Walk-In; Den/Office; Dishwasher, Built-In; Disposal; Jetted Tub; Range/Oven: Free Stndg.; Granite Countertops; Smart Thermostat(s)

Amenities: Cable Tv Available; Clubhouse; Exercise Room; Park/Playground; Swimming Pool

Inclusions: See Remarks; Dryer; Fireplace Equipment; Fireplace Insert; Microwave; Range; Range Hood; Refrigerator; Washer; Water Softener: Own; Window Coverings; Smart Thermostat(s)

Exclusions: Gas Grill/BBQ

Terms: Cash; Conventional; FHA; VA

Storage: Garage

Tel Comm: See Remarks

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

Zoning: Multi-Family

Listing

Courtesy of: Berkshire Hathaway HomeServices Utah Properties (Salt Lake)



Remarks: This beautiful property is a rare find, offering the perfect blend of comfort, low-maintenance lifestyle, and an unbeatable location in the highly-coveted Cambria community. As you step through the front door, you'll be greeted by an abundance of natural light that fills the open-concept living space. The expansive living room, featuring a cozy fireplace, offers an inviting space for unwinding and entertaining. The living and dining area flow seamlessly into the kitchen and backyard spaces. The kitchen is a chef's delight, featuring granite countertops and a large walk-in pantry. Upstairs, you'll find three comfortable bedrooms, each designed with your comfort in mind. The primary bedroom boasts an ensuite bathroom, walk-in closet and a separate tub/shower. Two guest bedrooms + office/den area round out the interior living space. One of the standout features of this property is the fully fenced private backyard, providing a tranquil oasis for outdoor relaxation, gardening, or playtime with children and pets. Completing the package is a 2-car attached garage with extra storage space. As a resident of the Cambria Community, you'll have access to an array of amenities, including a spacious clubhouse, a well-equipped gym room, a refreshing pool, a relaxing spa, sport court, and inviting tot lot/playgrounds. Don't miss out on the opportunity to make this fantastic property your own. Square footage figures are provided as a courtesy estimate only. Buyer is advised to obtain an independent measurement.

MLS# 1899213 Presented By: Cole Tanner 801-919-7574

Sold Price: \$396,550
 Original List Price: \$399,990
 Price Per: \$378
 DOM: 7
 Contract Date: 09/15/2023

Tour/Open: None
 Status: SOLD

Sold Date: 10/17/2023
 Sold Terms: Conventional



Concessions: \$11,550
 Address: 350 E 300 N
 NS/EW: N / 350 E
 City: Pleasant Grove, UT 84062
 County: Utah
 Proj/Subdiv:
 Tax ID: 03-058-0008
 Zoning:
 Pre-Market:

Restrictions: No

Est. Taxes: \$1,642
 HOA?: No

School Dist: Alpine
 Sr High: Pleasant Grove

Elem: Grovecrest
 Other Schl:

Jr High: Pleasant Grove

Lvl	Approx Sq Ft	Bed Rms	Bath	Fam	Den	Formal Living Rm	Kitchen Dining	Laun dry	Fire place
			FTH				KBFS		
4	-	-	-	-	-	-	-	-	-
3	-	-	-	-	-	-	-	-	-
2	-	-	-	-	-	-	-	-	-
1	1047	3	1	-	1	-	1	1	-
B1	-	-	-	-	-	-	-	-	-
B2	-	-	-	-	-	-	-	-	-
B3	-	-	-	-	-	-	-	-	-
Tot	1047	3	1	1	0	0	1	1	0

Type: Single Family
 Style: Rambler/Ranch

Year Built: 1950

Const Status: Blt./Standing

Acres: 0.26

Deck | Pat: 0 | 1

Frontage: 0.0

Garage: 1

Side: 0.0

Carport: 0

Back: 0.0

Prkg Sp: 3

Irregular: No

Fin Bsmt: 0%

Basement: None/Crawl Space

Garage/Park: Detached

Driveway: Gravel

Water: Culinary; Irrigation

Water Shares: 0.00

Spa?: No Community Pool?:No

Master Level:

Senior Comm: No

Animals: Pets 20 - 75 Lbs.

Roof: Asphalt Shingles
 Heating: Forced Air
 Air Cond: Evap. Cooler: Window
 Floor: Laminate

Window Cov:

Pool?: No

Pool Feat:

Possession: Recording

Exterior: Cinder Block; Vinyl

Has Solar?: No

Landscape: Fruit Trees; Landscaping: Full; Mature Trees

Lot Facts: Fenced: Full; Secluded Yard; Terrain, Flat; View: Mountain

Interior Feat: See Remarks; Dishwasher, Built-In; Disposal; Oven: Double

Amenities: Electric Dryer Hookup; Park/Playground; Workshop

Inclusions: Dishwasher: Portable; Dryer; Microwave; Refrigerator; Swing Set; Washer; Water Softener: Own; Video Door Bell(s); Smart Thermostat(s)

Terms: Cash; Conventional; FHA

Storage: Garage

Tel Comm: Broadband Cable

Access Feat: Fully Accessible; Ground Level; Single Level Living; Wheelchair Access

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

Zoning: Single-Family

Listing

Courtesy of: Equity Real Estate (Advisors)

Remarks: Rare single level living! Updated Kitchen, bathroom, flooring and paint with electrical and plumbing! Such a cute starter home, open and welcoming with tons of character you'll love to show off. The large .26 acre lot and huge back yard has more than enough room for a garden, play place, and entertainment with room to spare. No HOA, move in ready, priced to sell. 48 hour response deadline on all offers. Measurements were obtained from county records. Buyer and buyers agent to verify all.