

BARRY SAYWITZ
CONDO Attached
Balboa Peninsula (NP)

RES Residential
4915 River Ave
Zip 92663-

Newport Beach (NB)
TGNO 888B6

Ref: 1
Price

Orange County (OR)

XSTS River Ave & 50th Street

Aerial Map 

S321143 Media: 1 **Builder Tract Na (NA)**
Bed 3 Model (N)
Baths 3 Style **Stories One Level** Floor
View No View HOA Dues \$ + \$ Land Lse/Yr \$
ASqFt Assessor YrBlit 2005 Assessor Land Fee
ALotSize Estimated Dim Acres
Prkng Garage Attached, Garage Door Opener, Other Parking
Garage 1 Rem 1 Spc 1 Cprt RV Acc Range \$: No
Totally Remodeled-Single Story Lower Condo Completely Redone 'as If New Construction. Travertine Floors & Baths, Granite Kitchen & Counters, Slate Exterior & F/P, crown Molding. All Stainless Appliances Incl. Frig.-Garage Large Enclosed Patio-Over 100k In Upgrades-Steps To Sand - Must See!!!!

Directions

Rooms

Bedrooms Master Suite **Living Rm** Living Rm Entrance, Living Room
Kitchen Dining Breakfast Counter/Bar
Total Baths 3 Full Baths 3/4 Baths 1/2 Baths 1/4 Baths
Baths Desc
Other Laundry In Garage

Amenities

Pool No Pool **Spa** No Spa **TV** Firepl Living Room, Master Bedroom /
Appliances Built-In Electric Range, Dishwasher, Gas/Elec Dryer Hook Up, Microwave, Refrigerator **Water Heater** Other Turnkey, Greenhouse
High or Mid-Rise Amenities Security SEC785, SEC819

Interior/Exterior/Structural

Heating Forced Air **Cooling** No Air Conditioning **Floors** Other **Sub Flooring**
Disability Access
Roof Composition **Entry Location** **Common Walls**
Cond Additions/Alter, No Additions/Alter **Plumbing** **Exterior Construction** Patio Enclosed Patio, Patio
Sprinklers **Doors/Windows**

Lot/Community/Association

APNO 424-462-003 **Zoning** **Lot/Block/Tract** NA/NA
Lot LOTD803 **Legal** LEG795, LEG848 **City Inspect** Mello Roos No
Sewer In Street Paid **Water District/Public** Water District Yard Wood, No Yard
HS Dist Newport Mesa Unified School District **Elemen** NEWPORT **Junior** ENSIGN **High Sch** NHHS

Amenities

Units 1 **HOA-1 \$** **HOA1 Fees** **HOA-2 \$** **HOA2 Fees** **Builder's**
Other Association Fees **Frequency** **Frequency** **Name**
Land Fee **Lse Trans \$** **Land Lse/Yr \$** **HOA Phone** **Lse Ren** **Lse Exp**

Financial Information

Terms Cash, Owner May Carry **Desired Escrow Time** **Tax Amt \$** **Total Assessed Value \$**
Notice of Default No **Private Transfer Taxes** No **Short Pay/Subj to Lender** No **Seller Pnts**
1st TD \$ **Type** Conventional **Interest %** **2nd TD \$** **Type** **Interest %** **Deposit**

List Office/Agent Info

List Office The Saywitz Company (D487) **Office** 949-930-7500 **Fax** **Res**
List Agent Saywitz, Barry (SSAYWBAR) **Pager** 000-0000 **Cell** 949-930-7528 **Primary** 949-930-7528
Agt E-Mail Yes **Agt WSite** www.saywitzproperties.com

Priv Rmks Owner Is A Licensed Real Estate Broker - Call To Show Virtual Tour & Pictures At Wwww.Saywitzproperties.Com

Price Excl

Price Includes

Occupant Vacant

Occupant Name

Show Phone

Sell Office/Agent Info

Sell Office The Saywitz Company(D487) **Office** 949-930-7500 **Fax** 949-930-7555
Sell Agent Barry Saywitz (SSAYWBAR) **Pager** 000-0000 **Cell** **V-Mail** 000-0000
Agt E-Mail :bsaywitz@saywitz.com **Agt WSite**

The accuracy of all information regardless of source, including but not limited to square footages and lot size, is deemed reliable but is not guaranteed and should be independently verified through personal inspection by and/or with the appropriate professionals.