

Listing Information (* indicates required field)		Listing # 17064381	
*Office ID	01RHLR	*Agent ID	PGURKRIC
Co-Office ID		Co-Agent ID	

*Status: Active

*Service Level: E
For more information about Service Level, See [MLS Rules 7.2.1, 7.2.2 and 7.2.3](#).

Listing Approved: Yes

*Address: Street # - Modifier: 90, Direction: South, *Street Name: Main, Suffix: Street, *City: Greenville, *ZIP Code: 95947

*Cross Street: Round Valley Wood

Geo-codes: Longitude: -120.955757, Latitude: 40.136280, Override: No

*Zoning: Res

*Variable Price: No

*Listing Price: 1500,000, Value Range Price: ,000

*County: Plumas, *APN: 110 -190 -031 -000
[Search County Records](#)

*Area: 14100

Map Book, Map Page, Map Coordinates: Top, Side

Census Tract

*Lot Size: 8.0000 (~348,480 Sqft)
 SqFt Acres

Lot Dimensions, Number of Lots

Subdivision: Greendale

Minimum Bldg SqFt, Approx. Elevation

*School County: Plumas

*Schools: *School Type 1: Elementary, OTHER; *School Type 2: Junior High, OTHER; *School Type 3: Senior High, OTHER

General Information

Amenity Name	Value	Comment
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*Property Subtype: Residential Lot

*Zoning Description: Up to 4 entries allowed

<input type="checkbox"/> Agricultural	<input type="checkbox"/> Agricultural/Res
<input type="checkbox"/> Business/Professnl	<input type="checkbox"/> Commercial
<input type="checkbox"/> Comm'l/Prof/Office	<input type="checkbox"/> Highway/Tourist Svcs
<input type="checkbox"/> Industrial	<input type="checkbox"/> Multi-Residential
<input type="checkbox"/> Planned Unit Dvlpmnt	<input checked="" type="checkbox"/> Residential
<input type="checkbox"/> Rezone Possible	<input type="checkbox"/> Split Possible
<input type="checkbox"/> Timber Preserve	<input type="checkbox"/> Unclassified

***Current Use**

Up to 3 entries allowed

- Other-Rmks
- Agricultural
- Commercial
- Grazing
- Industrial
- Multi-Residential
- Row Crop
- Timber
- Vineyard
- Other-Attch
- Bare Land
- Dairy
- Highway/Tourist Svcs
- Livestock
- Recreational
- Subdivision
- Tree/Crop/Orchard
- Other-Rmks

***Probable Use**

Up to 3 entries allowed

- Agricultural
- Commercial
- Grazing
- Industrial
- Multi-Residential
- Row Crop
- Subdivision
- Tree/Crop/Orchard
- Other-Rmks
- Bare Land
- Dairy
- Highway/Tourist Svcs
- Livestock
- Recreational
- Single Family
- Timber
- Vineyard
- Other-Attch

***Development Status**

Up to 3 entries allowed

- Farm Land
- Imprvmnts Complete
- Map Recorded
- Map Tentative
- Other-Rmks
- Imprvmnt Plans Avail
- Lot Build To Suit
- Map Required
- Raw Land
- Other-Attch

***Income**

Up to 3 entries allowed

- Crop(s)
- Land
- None
- Other-Attch
- Improvements
- Lease
- Other-Rmks

***Crops**

Up to 3 entries allowed

- Almond
- Apricot
- Citrus
- Grapes
- Peach
- Rice
- Walnut
- Other-Rmks
- Apple
- Cherry
- Grain Field
- Irrigated Pasture
- Pear
- Row Crops
- None
- Other-Attch

***Vegetation**

Up to 4 entries allowed

- Brush
- Grassland
- Pasture
- Trees Few
- Vineyard
- Other-Rmks
- Crop(s)
- Orchard
- Possible Wetland
- Trees Many
- None
- Other-Attch

Soil Type

Up to 2 entries allowed

- Class 1
- Class 3
- Class 5
- Other-Attch
- Class 2
- Class 4
- Other See Remarks

Mineral

Up to 2 entries allowed

- Call Listing Agent
- Rights None
- Rights Included
- Rights Partial

***Road Frontage**

Up to 5 entries allowed

- Easement
- Freeway Frontage
- Highway Frontage
- Private Road
- Railroad Spur
- Freeway Exposure
- Highway Exposure
- No Road Frontage
- Public Maintained Rd
- Road Maint Agrmt

***Road Surface**

Up to 3 entries allowed

- Other-Rmks
- 4 Wheel Access Only
- Gravel
- Unimproved
- Other-Rmks
- Other-Attch
- Chip & Seal
- Paved
- None
- Other-Attch

***Topo-Site Desc.**

Up to 6 entries allowed

- Agricultural Levelled
- Corner
- Filled
- Hilltop
- Level
- Lot Irregular
- Lot Sloped
- Pond Seasonal
- Rock Outcropping
- Steep
- Stream Year Round
- Trees Many
- View Special
- Other-Attch
- Building Pad
- Fill Needed
- Flag
- Lake/River Access
- Lot Grade Varies
- Lot Regular
- Pie
- Pond Year Round
- Rolling
- Stream Seasonal
- Trees Few
- View Local
- Other-Rmks

Site Location

Up to 2 entries allowed

- Borders Govt Land
- Cul-De-Sac
- Golf Course
- River Frontage
- Snow Line Below
- Other-Rmks
- Corner
- Dead End
- Greenbelt
- Snow Line Above
- Waterfront
- Other-Attch

***Improvements**

Up to 6 entries allowed

- Cross Fenced
- Fenced
- Gutters
- Paved
- Street Lights
- None
- Other-Attch
- Curb(s)
- Fenced Partial
- Load Facilities
- Sidewalks
- Underground Tank-CLA
- Other-Rmks

Horse Property

***HOA**

***CC&Rs**

***Primary Residence**

Up to 8 entries allowed

- 0-30 Years Old
- 2+ Stories
- Bedrooms 2
- Bath 1
- Family Room
- Nonconforming
- Under 1500 SqFt
- None
- Other-Attch
- 31+ Years Old
- Bedrooms 1
- Bedrooms 3+
- Bath 2+
- Mobile/Modular
- Over 1500 SqFt
- Pool/Spa
- Other-Rmks

***Add'l Living Unit**

***Outbuildings**

Up to 5 entries allowed

- Barn
- Free Stall Barn
- Pole Barn
- Shop
- None
- Other-Attch
- Commodity Shed
- Garage
- Shed
- Stable
- Other-Rmks

***Sewer-Septic**

Up to 3 entries allowed

- Non Std Sys Rqmnts
- Perc Tested

- Septic at Site
- Septic Needed
- Sewer Connected&Paid
- Sewer Under 500 Ft
- Special Requirements
- Other-Rmks
- Septic Cert Avail
- Sewer at Site
- Sewer Over 500 Ft
- Sewer/Septic Commnty
- None
- Other-Attch

? *Water

Up to 10 entries allowed

- Domestic Well Capped
- Dmstc Well Strg Tank
- Meter at Site
- Meter Required
- No Well But Needed
- Pond Year Round
- Private District
- Public District
- Public Within 500 Ft
- Shared Well
- Stock
- Stream Year Round
- Other-Rmks
- Domestic Well w/Pump
- Irrigation District
- Meter Paid
- No Water
- Pond Seasonal
- Private Co-op
- Public at Site
- Public Over 500 Ft
- Shared Pipeline
- Spring
- Stream Seasonal
- Untreated
- Other-Attch

? *Irrigation

Up to 10 entries allowed

- Deep Water Turbine
- Domestic Well
- Hose Pull Sprinkler
- None
- Pond Seasonal
- Port Pipe
- Public Water at Site
- Pub Watr Wthn 500 Ft
- Shared Pipeline
- Spring Water
- Stream Year Round
- Water Dist Public
- Water Reservoir
- Well
- Other-Rmks
- District
- Drip System
- Micro Sprinklers
- Pipeline
- Pond Year Round
- Private Co-op Water
- Pub Watr Over 500 Ft
- Riparian Rights
- Solid Set Sprinkler
- Stream Seasonal
- Water Dist Private
- Water Recovery Systm
- Water Untreated
- Well Capped
- Other-Attch

? *Utility

Up to 6 entries allowed

- Cable TV Available
- Elect Within 500 Ft
- Gas Over 500 Ft
- Natural Gas to Site
- Propane Tank Leased
- Underground
- None
- Other-Attch
- Elect Over 500 Ft
- Electricity to Site
- Gas Within 500 Ft
- Phone to Site
- Propane Tank Owned
- Underground Required
- Other-Rmks

? *Equipment Included

Up to 3 entries allowed

- Call Listing Agent
- Irrigation Equipment
- Livestock
- Orchard Equipment
- Other-Rmks
- Farm Equipment
- List Available
- Negotiable
- None
- Other-Attch

? *Bonds/Asmts/Taxes

Unknown

? *Documents Available

Up to 3 entries allowed

- Association Docs
- CC&Rs
- Disclosure Statemnt
- Natural Hazard Discl
- Prelim Title Report
- Property Appraisal
- Road Maintenance Agr
- Soils Letter
- Building Plans
- CLUE Report Avail
- Easement
- Perc Test
- Production Records
- Public Records
- Septic Certification
- Soils Map

- Subdivision Info
- Water Agreement
- Well-Test Required
- Other-Rmks

- Survey
- Well-Test Potability
- None
- Other-Attch

***Special Conditions**
Up to 4 entries allowed

- Animals Restricted
- Easement
- Farm Animals OK
- Mine Entrance Nearby
- PUD
- Spcl Conditions-CLA
- Survey Required
- Williamson Act
- Other-Rmks

- Contract for Crop
- Easement Needed
- Flood Control Zone
- Possible Wetlands
- Quarry on Site
- Subject to Lease
- Tree Ordinance
- William Act Non Renw
- Other-Attch

Miscellaneous
Up to 6 entries allowed

- Airport Nearby
- Hotel/Motel Nearby
- Public Trans Nearby
- Restaurant Nearby
- Other-Rmks

- Hospital Nearby
- Mine in Area
- Quarry in Area
- Shopping Cntr Nearby
- Other-Attch

Notice of Default

***REO**

No

***HUD**

No

***Auction**

No

***Existing Financing**
Up to 4 entries allowed

- 1st D/T
- Assumable
- Conventional
- Private
- Other-Rmks

- 2nd D/T
- Blanket Encumbrance
- Federal Land Bank
- Treat as Clear
- Other-Attch

***Terms**

Up to 5 entries allowed

- Assumption
- Cash
- Creative
- Federal Land Bank
- Private
- Will Exchange
- Other-Rmks

- Call Listing Agent
- Conventional
- Farm Home Loan
- Owner Financing
- Spcl-Cntrct/Addm-CLA
- Will Subordinate
- Other-Attch

Owner Name

Owner Phone

 - -

Current Rent

\$

***Showing Instructions**

Up to 4 entries allowed

- Alarm Code in L/B
- Appointment w/Tenant
- Call Listing Agent
- CBS Restricted-CLA
- Gate Code Provided
- No Photos Allowed
- Security System
- Vacant w/Lockbox
- Other-Attch

- Appointment w/Owner
- Call 1st Lockbox
- Call Listing Office
- Gate Code Call Agent
- Key in Office
- Restricted Hours
- Vacant
- Other-Rmks

Only reference MetroList iBox. See [MLS Rules 13.12](#)

Gate Code

***Commission Type**

Percentage of Sale

***Commission to Selling Office**

Commission
2.5

Var/Dual Rate

No

? **Listing Period** *Listing Date 10/04/17 *Expiration Date 05/01/18

? **On Market Date** 10/04/17

For more information about On Market Date, Click [Here](#).

? ***Possession**

Up to 2 entries allowed

- By Agreement Recording
- Rental Agreement Seller Rent Back
- Sbjct to Tenant Right Other-Rmks
- Other-Attch

? ***Type Listing**

Exclusive Agency

? ***Internet** Yes

? ***Int Address Display** Yes

Enable Character Count

? **Property Description**

(Public/Internet)

452 characters

(Maximum 500)

Greendale Subdivision located in Greenville, CA and very close to Lake Almanor & Plumas National Forest. Price includes 28 fully improved lots on approximately 8 total acres with all utilities (excluding gas) to each site. Lot sizes range from 0.15 acres to 0.6 acres. All roads are paved. The

For Property Description and Seller Concessions. See [MLS Rules 12.14.2g](#)

? **Confidential Agent Remarks**

0

characters

(Maximum 300)

Compensation remarks may not create a condition. See [MLS Rules 7.13](#)

? ***Directions to Property**

86 characters

(Maximum 200)

From Sacramento, take CA-99 N to Hwy 70 N to Hwy 89 N to Greenville, CA - Main Street.

Must be driving directions by street name. No 'see GPS/Map' See [MLS Rules 12.14.2](#)

(* indicates required field)

All measurements and all calculations of area are approximate. Information provided by Seller/Other sources, not verified by Broker.
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U.S. Patent 6,910,045
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