

**2239 Orchid Loop, St Cloud, MN 56301**



Status: **Active**

List Price: **\$39,000**

Original List Price: **\$39,000**

Map Page: **999** Map Coord: **A1**  
 Directions: **23 to Cooper to 33rd St (R) to 21st Ave (L) to Orchid Loop.**

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**MLS Area: 407 - South St. Cloud**

Front Dimensions: **122** Acres: **0.00**  
 Left Dimensions: **125** Min Lot Size:  
 Right Dimensions: **106** Fire #:  
 Rear Dimensions: **137**  
 List Date: **8/16/09** Received By MLS: **8/19/09** Days On Market: **87**

**TAX INFORMATION**

Property ID: **82507440606** Tax w/assess: **4,780.00**  
 Tax Year: **2009** Assess Pend: **Yes**  
 Tax Amt: **528.00** Homestead: **No**  
 Assess Bal: **4,252.00** Plat Recorded: **Yes**

**General Property Information**

Legal Description: **Lot 2 Blk 2 Sommersby**  
 County: **STER - Stearns** Complex/Dev/Sub:  
 School District: **742 - St. Cloud, 320-253-9333**  
 Builder Restriction: **Open**  
 Restrictions/Covts: **Unspecified**  
 Land Inclusions: **For Sale Sign, Platted** Improvements: **Curbs, Paved Streets**  
 Zoning: **Residential-Single** Road Frontage: **City, Paved Streets**  
 Lot Description: **Tree Coverage - Light**  
 Available Utilities: **Electric, Natural Gas** On Site Utilities: **Electric**  
 Dev Status: **Subdivided** Fencing:  
 Farm Type: Tillable Acres: Topography: **Level**  
 Soil Type: Pasture Acres: Out Buildings:  
 Crop Type: Wooded Acres: Agric. Water:

Agent Remarks: **Agents verify all information. Lot is corporate-owned. Seller has no knowledge of property. Please consult proper city/county departments for building information. Jennifer Edling is also a listing agent 763-350-3175.**

Public Remarks: **Nice lot in nice neighborhood. Other lots available. Build or invest today.**

**Financial**

**Cooperating Broker Compensation**

Buyer Broker Comp: **2.7000 %** Sub-Agent Comp: **0 %** Facilitator Comp: **2.7000 %**  
 Variable Rate: **N** List Type: **Exclusive Right To Sell**

In Foreclosure?: **No**  
 Lender Owned?: **Yes**  
 Potential Short Sale?: **No**  
 Owner is an Agent?: **No**  
 Sellers Terms: **Cash, Conventional**  
 Existing Fin:

Listing Agent: **Sara M. Weber 612-298-3608**  
 Listing Office: **Edina Realty, Inc.** Appt Phone: **763-271-5410** Office Phone: **763-295-3456**  
 Co-List Agent: **Aaron M. Dickinson 612-251-5599**  
 This Report Prepared By: **Aaron Dickinson 612-251-5599**

**2239 Orchid Loop , St Cloud, MN 56301**  
MLS Number: **3825885**



**STER - Stearns County Full Tax Display**PID#: **82507440606**Plat Property Type: **Residential**Tax Year: **2009****Property Information for 2239 Orchid Loop S, St. Cloud, MN 56301-5867**

Subdivision (Addn): **SOMMERSBY** Lot/Block: **002/002**  
 Postal City: Parcel Size:  
 School District: **742 - St. Cloud** Acres:  
 County Prop Type: **206** Year Built:  
 Homestead Code: **Non Homestead**  
 Legal Description: **Sect-34 Twp-124 Range-028 Sommersby Lot-002 Block-002**

**Owner/Taxpayer Information**

Owner Name, Address: **Signature Richter, 1015 W St Germain St # 440, St. Cloud, MN,**  
 Taxpayer Name, Address: **Signature Richter, 13700 Reimer Dr N Ste 250, Maple Grove, MN, 55311**

**Market Values/Taxes/Subrecord**

Market Values		Taxes		Subrecord Status	
Land:	<b>\$35,600</b>	Base Tax:	<b>\$528.03</b>	Watershed:	
Building:	<b>\$</b>	Assessment Amount:	<b>\$4,251.97</b>	Delinquent Status:	
Total:	<b>\$35,600</b>	Tax w/Assessment:	<b>\$4,780.00</b>	Green Acres/G.A. SqFt:	<b>0/0.00</b>

[Click Here to check for Tax and Valuation History](#)**Sales Information****Most Recent Sale:**

Sale Date: Sale Price: Sale Code:

[Click Here to check for possible additional Sale History](#)

**Property Maps from REsearch MN:** [Click Here to open PLAT Map](#) [Click Here to open GIS Map](#)

**Detailed Dwelling Characteristics**

Gross Bldg SqFt:	Building Style:	Total Beds/Baths:	/
Livable SqFt:	Number of Stories:	Family/Living Rm:	/
First Floor SqFt:	Building Shape:	Dining/Other Rm:	/
Second Floor SqFt:	Building Condition:	Kitchen:	
Basement SqFt:	Building Construction:	Fireplaces:	
Garage SqFt:	Garage Type/Capacity:	Heat:	
Deck/Patio SqFt:	Roof Type/Cover:	Air:	
Porch SqFt:	Exterior Walls:	Total Rooms:	
Pool (Y/N)/SqFt:	Interior Walls:	Lot Zoning:	
Foundation Size:	Lot Size:		

**Room Schedule**

Room	Bsmt	Level			Room	Bsmt	Level			Room	Bsmt	Level		
		1	2	3			1	2	3			1	2	3
Bedrooms:					Baths Full:					Kitchen:				
Family Rm:					Baths 3/4:					Fireplace:				
Living Room:					Baths 1/2:					Other Room:				

*Information is Believed to be Reliable But Not Guaranteed*