Condo/Coop/TIC/Loft Client Detail Report

Listing Numbers: 105009, 243848, 258214, 246843, 259328, 276856, 268279, 248005, 253652, 255034, 258776, 260788, 260764, 261576, 261330, 261813,

#: 261576 Sold 1083 Clay St #201 San Francisco 94108-1564 Nob Hill $ 449,000

Type: Condominium **List Date:** 01/22/04 **D/S:** 8/C
Cross Street: Mason **Map:** CS41
Blk/Lot/APN: 0233049 **Zoning:** Default
BD: 1 **BA:** 1 **Pkg:** 1 Side By Side No **#Rms:** 4
~SqFt: 915 Per Builder **$/SF:** 497.27 **Year Built:** 1984
Floor #: 3 **# of Units in Bldg:** 11
HOA: Yes **HOA Dues:** 538.53 **Paid:** Monthly
HOA Name: **HOA Phone:**
Builder/Architect: MacDonald
Hm Prot Pl: No **Pend Lit:** No **Probate:** No **Court:** No

Directions: One block down Mason from the Fairmont-Right on Clay-Park in garage!!

Marketing Remarks: First offering! GREAT LOCATION-WALK TO FINANCIAL DISTRICT. One block to Nob Hill Hotels. Nothing like this Dramatic unit. Absolutely unique ART DECO STYLE 11 unit building. 10-11 ft ceilings with great detail includes layered walls and huge windows, deck at BR. woodburning fireplace, nicely remodeled kitchen with all new appliances. Dining looking over the living room. Pano view roof deck, deeded COMPACT PARKING SPACE. AN OTTMANN PROPERTIES LMTD PROPERTY.

Show	Appointment Only	**Show**	Call Listing Agent	**Show**	Call Listing Office	**Posses**	Close of Escrow	**Park**	Attached
Park	Interior Access	**Park**	Enclosed	**Park**	Automatic Door	**Type**	Mid-Rise (4-8)	**Type**	Unit Above
Type	Unit Below	**Type**	End Unit	**Type**	3 Level	**Style**	Contemporary	**Style**	Art Deco
Exter	Stucco	**Exter**	Wood Siding	**Main**	1 Bath	**Main**	1 Master Suite	**Main**	Living Room
Main	Dining Room	**Main**	Kitchen	**Floors**	Wall to Wall Carpe	**Floors**	Tile	**Floors**	Simulated Wood
Fplcs	1	**Fplcs**	Wood Burning	**Fplcs**	Metal	**Fplcs**	Living Room	**Ba Typ**	Shower Over Tub
Ba Typ	Tile	**Ba Typ**	Remodeled	**Kitchn**	220 Volt Wiring	**Kitchn**	Electric Range	**Kitchn**	Freestanding Ran
Kitchn	Hood Over Range	**Kitchn**	Self-Cleaning Over	**Kitchn**	Refrigerator	**Kitchn**	Ice Maker	**Kitchn**	Dishwasher
Kitchn	Microwave	**Kitchn**	Garbage Disposal	**Kitchn**	Formica Counter	**Kitchn**	Remodeled	**Dining**	Dining Area
Foundı	Concrete Perimete	**Cons**	Wood Frame	**Roof**	Tar and Gravel	**Roof**	Elastomeric	**Heat**	Central Heating
Heat	Gas	**Energy**	Low-Flow Shower(	**Energy**	Low-Flow Toilet(s)	**Lot**	Regular	**Lot**	Upslope
Drive	Paved Driveway	**Drive**	Paved Sidewalks	**Discls**	Prelim Title Report	**Discls**	Mello-Roos Disclo	**Discls**	RE Transfer Discl
Discls	Seismic Hazard D	**Discls**	Geological Report	**Discls**	Lead Hazard Discl	**Discls**	Strctrl Pst Cntr Rp	**Discls**	Acoustical Rpt
Docs	Articles of Incorp	**Docs**	Bylaws	**Docs**	CC&Rs	**Docs**	Rules & Regulatio	**Docs**	Financial Stateme
Docs	Budget	**Access**	Intercom	**Access**	Elevator/Lift	**Comm**	Lndry Facilty-Coin	**Comm**	Roof Deck
Deede	Deck	**Hoafee**	Water	**Hoafee**	Garbage	**Hoafee**	Ext Bldg Maintena	**Hoafee**	Grounds Mainten
Hoafee	Homeowners Insu	**Hoafee**	Outside Managem	**Limits**	Pets-Number Rest	**Limits**	Exterior Alteration	**Trans**	1 Block
Shop	2 Blocks	**Shop**	3 Blocks						

Tour Date: **Time:** **Lockbox Only:** **Price Reduction:**

Remarks:

Open House Date: **Open House Time:**

Open House Remarks:

Dimensions: **Living:** 15 x 19 **Dining:** 10 x 10 **Family:** **Kitchen:** 10 x 7 **Master Bedroom:** 16 x 12

Contract Date: 02/17/04 **Sold Date: 03/05/04** **Sale Price: 455,000** **DOM: 26**

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