

Creekview Realty

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LISTING INFORMATION

(Use this form for Bryan – College Station area MLS only)

The following information is required to enter a listing into the MLS database. It is to your benefit to be as complete and accurate as possible, because agents often run searches based on criteria you enter.

Property Information

Property Address _____

City _____ County _____ Zip _____

Unit # (if condo) _____ Complex Name (if condo) _____

Subdivision Name _____

School District _____

Type:

- Single Family
- New Builder Home
- New Builder Home w/ acreage
- Outside City w/ Acreage
- New Patio/Townhouse
- Patio Home/Townhouse
- Condo
- Mobile Home W/ Land Only
- Recreational

- Spanish
- Traditional
- Farm House
- Contemporary
- Historical

Year Built _____

Builder _____

Lot Size _____ (in sq ft)

If incomplete new construction,
est. completion date: _____

of Stories _____

of Bedrooms: _____

of Full Baths: _____

of Half Baths: _____

Style:

- Ranch
- Cape Cod
- Victorian

Lot Size Source:

- Central Appraisal District
- Subdivision Plat
- Existing Survey

No. of acres _____

Lot Description

- Back Golf
- Back Park
- Corner
- Cul de Sac
- Flag Lot
- Irregular

- Lake
- Level
- Open
- Pond
- Private Road
- Public Road
- Stream
- Lg. Trees
- Med. Trees
- Sm. Trees
- On the water/pond
- Wooded

HOA/Condo Fees _____

Flood Insurance:

- Required
- Not Required
- Unknown

Garage Capacity:

- None
- One
- Two
- Three +

Garage Type:

- None
- Attached Garage
- Detached Garage
- Attached Carport
- Detached Carport
- Converted
- Side Entry
- Front Entry
- Rear Entry

Exterior Construction:

- Brick
- Brick Veneer
- Frame
- Aluminum
- Stone
- Stucco
- Block
- Asbestos
- Combination
- Log
- Metal

Roof:

- Composition
- Asbestos
- Shingle
- Wood
- Metal

- Tar & Gravel
- Other

Foundation:

- Slab
- Pier Beam
- Other

Fence:

- Wood
- Chain
- Partial
- None
- Other
- Masonry
- Iron

Floors:

- Carpet
- Vinyl
- Tile or Terrazzo
- Brick
- Wood
- Other

Living Areas:

- 1 area or room
- 2 areas or rooms
- 3 areas or rooms

Approx. Sq Ft (Heated): _____

Sq Ft Source:

- Builder Plans
- Central Appraisal District
- Other

Dining Rooms:

- None
- One area or room
- Two areas
- Three areas

Master Bedroom:

- Up
- Down

Fireplace:

- Yes
- No

Kitchen Features - will convey:

- Garbage Disposal
- Trash Compactor
- Refrigerator
- Vent Fan

- Pantry
- Microwave Oven
- Built-In Dishwsh
- Gas Range
- Electric Range
- Built-in Oven Gas
- Built-in Oven-Elect.
- Island
- Portable Dishwsh
- Cook Top
- Self Cleaning
- Continuous Clean
- Stovetop Grill
- Breakfast Area
- Eating Bar
- Freezer Space

Room Areas:

- Formal Living
- Formal Dining
- Formal Liv./ Dining
- Family Room
- Breakfast Room
- Family/Dining Combo
- Kitchen/Dining Combo

Other Rooms:

- Game Room
- Study
- Loft
- Work Shop
- Enclosed Porch
- Sunroom
- Other

Interior Features:

- Security System
- Smoke Alarm
- Air Filter System
- Intercom
- Garage Door Opener
- Central Vacuum
- Blinds/Shades
- Drapes/Curtains
- Skylight
- Ceiling Fan
- Paneling
- Wet Bar
- French Doors
- Raised Ceiling
- Attic Fan

Exterior Features:

- Above Ground Pool
- In Ground Pool
- Tennis Courts

- Storage Shed
- Barn/ Stables
- Dog Run
- TV Antenna
- Covered Patio/Deck
- Patio/Deck
- BBQ Grill
- Sprinkler System
- Hot Tub
- Screen Porch
- Garden Area

Utility Room:

- None
- Garage
- In House
- 1/2 Bath in Room
- Full Bath in Room
- Closet Area
- Washer Connection
- Dryer Connection
- Freezer Space
- Laundry Sink

Heat Type:

- Gas
- Electric
- Panel
- Floor Furnace
- Space
- Central
- Heat Pump
- Other
- None

Air Conditioning:

- Electric
- Central
- Window/Wall Unit
- Heat Pump
- None

Latent Structural Defects:

- Yes
- No
- Unknown

Water Heater:

- Gas
- Electric

Minerals Rights to Convey:

- Yes
- No
- Partial
- Negotiable

___ Unknown

___ Tenant

___ Vacant

Ceiling Insulation: _____

Wall Insulation: _____

Occupancy:

___ Owner

Possession

___ Immediate

___ End of Lease

___ Negotiable

___ Closing/Funding

YOU'RE NOT DONE YET!

Please email directions, brief description, & photo(s) to listing@creekviewrealty.com

Please be sure to reference the property address in the email, and include your last name.

1) Please email the directions of how to get to the property. Starting with some major cross streets is good enough. **The space for the description is limited to 120 characters WITH SPACES.** (MS Word will count characters for you: Go to "Tools" and select "Word Count".)

2) Please email a brief description of the property. **The space for the description is limited to 450 characters WITH SPACES.** (MS Word will count characters for you: Go to "Tools" and select "Word Count".)

Tips for writing description: Emphasize major selling points that aren't prominent in other parts of the listing. For example, "4 bedroom, 2 bath home on 1/4 acre . . ." is redundant and a waste of space. Stick to facts that relate to the property, and skip the flowery language that doesn't give any real information. Avoid irrelevant details that nobody cares about. **Please note that phone numbers, web sites, email addresses, etc. are not allowed in MLS descriptions and will be omitted.**

Sample – Good description:

One story home with 3 car garage on quiet cul-de-sac with mature trees. Open floorplan, neutral colors, split floorplan. Master suite has sitting area and huge his & her walk-in closets. New roof 2004. Exemplary schools; walk to elementary.

Sample – Bad description:

Enjoy summer barbeques with family and friends and create lasting memories in the beautiful backyard of this 3 bedroom 2 bath 1800 square foot home in a nice neighborhood with good neighbors. Pull-down staircase to attic replaced 2 years ago.

3) Please email photo(s) in jpg format. 6 photos are required by MLS. For Showcase listings, email up to 6 additional photos for a total of 12. To get the best photos, refer to the Photo Guide on our website at <http://www.creekviewrealty.com/photoguide.html>

****Please be sure photos do not exceed 640x480. For help with resizing & emailing photos, see <http://www.creekviewrealty.com/resizephotos.html>**

By submitting this form, I hereby certify that I am the Seller of the above property, and that all of the foregoing is true and accurate to the best of my knowledge. I agree to inform Creekview Realty in writing if there are any material changes to this information.

Seller Signature _____ Date _____

Seller Signature _____ Date _____

Please fax completed form to 972-612-9955. No cover page is necessary.