

Listing # 86258 1419 Garrison Ave , Port Orchard 98366 STAT: Active LP: \$198,990
County: Kitsap LT: 16 BLK: 05 CMTY: Port Orchard PRJ: 4054



Conceptual rendering only FRONT

Type: Residential
AR: 143 TAX: 40540050160008
MAP: 38 GRD: A-4 Internet: Yes
DD: East on Tremont from HWY 16, turn
L on Garrison (before light at Sidney).
House (lot) on Rt side.

LAG: Daniel Horovitz (42122) PH: (360) 710-5070
FAX: (360) 692-8764 PH Type: Cellular
LO: John L. Scott, Inc. Silverdale (9926) PH: (360) 692-9777
SOC: 2.5% Cmnts:
CLA: PH:
CLO: PTO: Yes F17: Provided
OTVP: Presale OCC: VACANT
OWN: Martin Investments OPH: (360) 850-8477
KEY: See Remarks, Vacant
PTS: (360) 710-5070 OAD: Port Orchard washington
POS: Closing
TRM: Cash Out, Conventional, FHA, State Bond, USDA, VA
HOD:
TX\$: \$651 TXY: 2009 SNR: No MOR:

Right of First Refusal:

BR: 3 BDA: 3 BTH: 2.50 FBT: 2 QBT: 0 HBT: 1 FP: TOF:

G L M U ACR: 0.135 LSF: 5,880
BR: 0 0 3 VEW:
FUL: 0 0 0 2 WFT: LSZ:
3/4: 0 0 0 0 LTV: Level WFG:
1/2: 0 1 0 0 LDE: Alley, Paved Street POL:
1/4: SIT: Cable TV, Fenced-Fully, High Speed Internet

FP: GR: Garage-Attached GAR: 2 STY: 12 - 2 Story
Entry BLD: Martin YBT: 2012 NC: Presale FND: Poured Concrete
Living Room Main BDI: Built On Lot ARC: Contemporary
Kit w Eat Spc Main BDC: Under Construction RF: Composition
Master Bedroom Upper EXT: Cement/Concrete, Wood Products BSM: None
Utility Room Main MHM: MHS: MHN:
ENS: Natural Gas HTC: Forced Air
WHT: Gas LSD: FLS: Laminate, Vinyl, Wall to Wall Carpet
FEA: Bath Off Master, Dbl Pane/Storm Windw
APS: Dishwasher, Garbage Disposal, Microwave, Range/Oven

WAS: Public WAC: City of PO SD: South Kitsap EL:
SWR: Sewer Connected SWC: City of PO JH: SH:
E-Cert: Built Green POC: PSE BUS: Yes BUS RTE:
Zoning Jur: City Zoning Code: 3rd Party Aprvl Req: None Bank/REO Owned Y/N: No

Agent Only Remarks: House rendering/drawing is conceptual only. Stackstone front exterior facing is an upgrade. This builder has built over a 100 homes in Kitsap. Pls use PNWT for Title & Escrow. Taxes on vacant land. Lot to be divided into 2 tax parcels.

Marketing Remarks: Best new construction value w/forced air gas heat on flat lot w/ good sized, fenced backyard! 2 story, open concept kitchen & living room face back yard, master w/big bath and walk-in closet. Painted millwork, tile backsplashes. Quiet street in town near County & City buildings, near hwy 16 for ez commute to PSNS, Bangor, Tacoma. If you buy as a presale, builder will upgrade the kitchen counter tops to granite & put laminate flooring in the kitchen & entry.

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FIRST FLOOR - 631 SF.



SECOND FLOOR - 161 SF.



Good sized, deep lots. Backyard will be fully fenced.



Garrison is a paved road and very near hwy 16 and Port Orchard.



Looking north on Garrison.

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Alley behind lots



Alley behind home.

