

Full Property View

1257 Hummingbird Circle Unit #C, Longmont, CO 80501

\$220,874 -

Incomplete



Listing ID:	6508846	MLS Status:	Incomplete
County:	Boulder	List Price:	\$220,874
Property Type:	Residential	Original List Price:	
Property Subtype:	Condominium	Basement:	No
Structure Type:	Townhouse	Year Built:	2008
Levels:	Two	Spec. Listing Cond:	None Known
Subdivision Name:	Blue Vista	Association: Y Multiple: Y Cov/Rest: Y	Assoc Fee Tot Annl: \$3,711.84
Listing Contract Date:		Tax Annual Amt:	\$785
Days in MLS:	0	Special Taxing/Metro District Y/N:	No
Tax Annual Amt:	\$785	Tax Year:	2023
Association: Y Multiple: Y Cov/Rest: Y		Special Taxing/Metro District Y/N:	No
Tax Annual Amt:	\$785	Tax Year:	2023
Special Taxing/Metro District Y/N:	No	Tax Legal Desc:	IMPROVEMENT ONLY CONDO UNIT 1257C BLUE VISTA CONDOMINIUMS PHASE 9
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Interior Area & SqFt

Building Area Total (SqFt Total):	1,300	Living Area (SqFt Finished):	1,300	Area Source:	Public Records
Above Grade Finished Area:	1,300	PSF Above Grade:	\$170	PSF Finished:	\$170
PSF Total:	\$170	Basement:	Crawl Space	Bsmnt Ceiling Ht:	
Basement:	Crawl Space	Foundation:		Fireplace:	Living Room
Heating:	Forced Air	Heating:	Forced Air	HVAC Description:	
Cooling:	Air Conditioning-Room	Cooling:	Air Conditioning-Room	Flooring:	Carpet, Laminate, Vinyl
Security Features:		Window Features:	Double Pane Windows	Spa Features:	
Appliances:	Dishwasher, Disposal, Microwave, Oven, Range Hood, Refrigerator	Appliances:	Dishwasher, Disposal, Microwave, Oven, Range Hood, Refrigerator	Laundry:	In Unit
Other Equipment:		Exclusions:	Washer, Dryer & Seller's Personal Property.		

Bed & Bath Summary

Bedrooms Total:	3	Bathrooms Total:	3	<u>Bathrooms</u>	
Upper Level Bedrooms:	3	Upper Level Bathrooms:	2	Full:	2
Main Level Bedrooms:	0	Main Level Bathrooms:	1	Three Quarter:	0
Lower Level Bedrooms:	0	Lower Level Bathrooms:	0	Half:	1
Basement Level Bedrooms:	0	Basement Level Bathrooms:	0	One Quarter:	0

Detailed Room Info

Room Type	Rm Level	Dimensions	Description
Primary Bedroom	Upper		
Bedroom	Upper		
Bedroom	Upper		
Living Room	Main		
Dining Room	Main		
Kitchen	Main		
Bathroom (Full)	Upper		
Bathroom (Full)	Upper		
Bathroom (1/2)	Main		

Parking

Parking Total:	1	Garage Spaces:	1	Offstreet Spaces:	0
<u>Parking Type</u>	<u># of Spaces</u>	<u>Parking Length</u>	<u>Parking Width</u>	<u>Parking Description</u>	
Garage (Detached)	1				
Parking Features:	220 Volts				

Association Information

	Association 1	Association 2	Association 3
Association Name:	Blue Vista Master Associatioon	Blue Vista HOA Association	
Association Type:	Professionally Managed	Professionally Managed	
Association Phone:	720-773-7570	720-773-7570	
Association Website:			
Assoc Fee/Frequency:	\$76.30 Monthly	\$233.02 Monthly	
Assoc Fee Annual:	\$915.60	\$2,796.24	\$0.00
Assoc Fee Tot Annl:	\$3,711.84		
Assoc Fee Incl:	Exterior Maintenance w/out Roof, Insurance, Irrigation Water, Maintenance Grounds, Maintenance Structure, Sewer, Snow Removal, Water		
Restriction Covenants:	Other	Pets Allowed:	Senior Community: No

Site & Location Information

Current Use:

Bldg/Complex Name:

Parcel Number: **R0515544**
Is Incorporated:
Walk Score: **52**

Elementary School: **Burlington / St. Vrain Valley RE-1J**
Middle/Junior Sch: **Sunset / St. Vrain Valley RE-1J**
High School: **Niwot / St. Vrain Valley RE-1J**
School of Choice:
Zoning: **RR3**
[View Walk, Bike, & Transit Scores](#)

Building Information

Architectural Style:
Entry Level/Loc: Unit Count:
Attached Property: Common Walls: **End Unit**
Construction Materials: **Frame, Wood Siding**
Roof: **Composition** Exterior Features:
Patio/Porch Feat: **Front Porch, Patio** Pool Features:

Water & Utilities

Water Included: Water Source: **Public** Sewer: **Public Sewer**
Utilities: **Cable Available, Electricity Available, Electricity Connected, Internet Access (Wired)** Electric: **220 Volts**

Public Remarks

This charming condo features 3 bedrooms, 3 bathrooms, and a detached 1-car garage in the Blue Vista subdivision in Longmont. It is conveniently located within walking distance of the Longmont Rec Center and Museum, shopping, with easy access to bike paths and downtown. The area boasts great schools, easy access to Boulder, and beautiful mountain views of the Front Range. The home was built with green technology to ensure low utility bills. It features a new water heater, newer roof, newer carpet, and paint. The low-maintenance design allows for more time to enjoy living. A quick close is possible for qualified buyers. Please note that this is an income-restricted property managed through Thistle Communities. Prospective buyers must qualify with Thistle before making an offer on the property. Restricted property managed through Thistle Communities. Prospective buyers must qualify with Thistle before making an offer on the property. For more information, go to: <https://www.thistlecommunityhousing.org/future-homeownership-guide>

Directions

From 287, East on Quail, Right on Hummingbird Circle.

Confidential Information

Private Remarks: **All information is reliable but not guaranteed. Buyer and their agent to verify all information, including square feet, HOA, zoning, schools, etc. All offers must include a lender pre-approval letter and/or proof of funds. Buyers must be qualified through Thistle Community and obtain pre-approval before submitting an offer. A list of preferred lenders is available in the documents section. Only cash, conventional, and VA loans are accepted; FHA loans are not allowed. Application and income qualifications can be found in the Documents section. The property is on a land trust, so there is a \$57 monthly land lease fee. It's important to verify with the lender that they can provide a loan for a property on a land lease. Addendum A in the documents section must be included with all offers. For more information, <https://www.thistlecommunityhousing.org/> Please contact the agent before making an offer. Qualifications can be found in the Documents section. The property is on a land trust, so there is a \$57 monthly land lease fee. It's important to verify with the lender that they can provide a loan for a property on a land lease. Addendum A in the documents section must be included with all offers. For more information, <https://www.thistlecommunityhousing.org/> Please contact the agent before making an offer.**

CO-OP Compensation: Dual Variable: **No** Submitted Prosp: **No**
The MLS does not fix, suggest, control, or set commissions. The offer of commission is between Participants and is always negotiable.
Contact listing broker for details.
Contract Earnest Check To: **Stewart Title** Possession: **Close Plus 3 Days**
Contract Min Earnest: **\$3,000** Listing Terms: **Cash, Conventional, VA Loan**
Title Company: **Stewart Title Company** Ownership: **Individual**
Expiration Date: **05/31/2025**

Occupant Type: **Owner**

List Agent

List Agent: **[Neelam Shrestha](#)**
List Agent ID: **044039**



Phone: **303-594-8496**
Mobile: **303-594-8496**
Office: **303-457-4800**
Email: **nshresth@msn.com**

List Office: **[RE/MAX NORTHWEST INC](#)**

List Office ID: **REM80**



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