



Public Syndication Yes Area North of Ketchum Price SqFt 1503.97 City Blaine County State/Prov ID Zip Code 83340 County Blaine Subdivision Hulen Meadows Parcel#: RP003200110210 Waterfront No	Sub Type Single Family Residence Taxes \$ 12,098 Tax Year 2021 HOE Yes Assn Dues \$ 650 Assn Dues Freq Quarterly Spec Assess Spec Assmt Freq M. Assc or Oth Primary Frequency
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Zoning: BC/R-1	Terms: 1031; Cash; New Loan
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Bedrooms 4	Construction Type: Site-built (Stick)
Baths 4.00	Style: 2 Story; Farm House
Parcel Acres Apx 0.35	Basement: Finished; Walkout
Parcel Size Per Assessor	Garage: 2 Car; Attached; Extra Storage; Finished; Heated; Insulated
Parcel SqFt Apx 15,202	Heat: Radiant-Floor
Possession On Closing	Roof: Metal
Year Built 2013	Exterior Finish: Wood

Total SqFt Livable 4784	SF Asry Dwell Det:
SF Bsmt-Fin w/Egress:	SF Bsmt Fin N/Egr/In:
SF Bsmt - Unf	SF Deck:
SF Garage: 1042	SF Per: Assessor
Furnished: Not Included	

Driveway: Asphalt
Road Surface: Paved
Road Access: Public
Water: Community Well
Sewer: Septic
Documents: Aerial View; Plat
Other Disclosures: CC & R's

Legal: Hulen Meadows No 5 Subdivision, Lot 21, Blk 11
Excluded Items: Owner's personal possessions.
Excluded Party: N/A
Items Included: Dryer; Refrigerator; Washer
Association Fee Includes: Water
To Show: Must Accompany; Occupied Owner; Prior Day Notice; To Show Phone: Laurel 917-370-7301

Features Exterior: Greenhouse; Landscaping; Near Park; Patio; Sprinkler Blw Ground; Storage Closet; Undergrnd Utilities; Views
Features Interior: Air Conditioning; Custom Closets; Fireplace Wood; Fresh Air Ventilatio; Gas Log Lighter; High Ceilings; Low/No VOC flooring; Low/No VOC Paint; Pantry; Progrmabl Thermostat; Shop Space; Walk-in Closet; Window Coverings; Wine Storage
Specialty Rooms: Bonus Room; Breakfast Nook; Dining Area; Foyer/Entry; Full Bath; Game; Great Room; Laundry; Media; Office; Walk-in Closet

Public Remarks: This stunning modern farmhouse is located in a rare Hulen Meadows location with expansive 180 degree views, adjacent to BLM and Adam's Gulch trails. Designed by Jeff Williams AIA with interiors by Jennifer Hoey, this healthy home personifies mountain tranquility. Home was built in 2013 with all non-toxic materials. Don't miss the greenhouse and vegetable gardens.
Realtor Remarks: Built by Dembergh Brown. Sale is subject to seller finding a replacement property.
Directions: From HWY 75 turn right onto Sage Road. Left on Hulen Way, then right on Syringa. Continue to Mesquite. Home will be on the right. (No sign)

Sold Date 09/19/2022	Sold Price \$ 6,600,000	Financing Cash
List Date 08/08/2022	Days On Market 42	Exp Date
Contingent Yes	Under Contract Date 08/17/2022	Status Change Date 09/19/2022
Agent Owned No	BC KWS	SOC 2.50
SOC Type %	Purchaser Name Undisclosed	REO No
Short Sale No	Owner Carlin	Concessions Yes

Concessions Remarks: Buyer gave sellers one-year free leaseback.

LA: Rixon + Cronin, AB Office : (208) 913-0072 <http://www.rixonandcronin.com>
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Provided as a courtesy of
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Front



401 Mesquite Lane

401 Mesquite Lane



401 Mesquite Lane

Open Space Behind



401 Mesquite Lane

Entry



401 Mesquite Lane

Entry



401 Mesquite Lane

Great Room



401 Mesquite Lane

Great Room



401 Mesquite Lane

Dining Area



401 Mesquite Lane

Dining and Kitchen



401 Mesquite Lane

Breakfast Nook



401 Mesquite Lane

Kitchen



401 Mesquite Lane

Kitchen



401 Mesquite Lane

Main floor bedroom



401 Mesquite Lane

Main floor bathroom



401 Mesquite Lane

Office with view



401 Mesquite Lane

Heated patio with fireplace



401 Mesquite Lane

Primary Bedroom



401 Mesquite Lane

Primary Bedroom



401 Mesquite Lane

Bedroom Views



401 Mesquite Lane

Primary Bathroom



401 Mesquite Lane

Primary Tub



401 Mesquite Lane

Walk-In closet



401 Mesquite Lane

Second floor guest bedroom



401 Mesquite Lane

Upstairs guest bathroom



401 Mesquite Lane

Second Floor third bedroom



401 Mesquite Lane

Upstairs view



401 Mesquite Lane

Second Floor Laundry



401 Mesquite Lane

Walk-out Family Room



401 Mesquite Lane

Bathroom



401 Mesquite Lane

Mud Room



401 Mesquite Lane

Greenhouse



401 Mesquite Lane

Lower level Patio



401 Mesquite Lane

Hulen Views

