

	Public Syndication Yes Area Ketchum Price SqFt 1074.04 City Ketchum State/Prov ID Zip Code 83340 County Blaine Subdivision Summit I Parcel#: RPK02960010020 Waterfront No	Sub Type Townhouse Taxes \$ 5,108.44 Tax Year 2022 HOE Assn Dues \$ 2,208 Assn Dues Freq Quarterly Spec Assess Spec Assmt Freq M. Assc or Oth Primary Frequency
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Zoning: K/GR-H	Terms: Cash
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Bedrooms 3 Baths 3.00 Parcel Acres Apx 0.05 Parcel Size Per Assessor Parcel SqFt Apx 2,376 Possession On Closing Year Built 2003 Yr Remodeled Complete 2015	Construction Type: Site-built (Stick) Basement: Crawl Garage: 2 Car; Attached; Extra Storage; Finished Heat: GFA Water Heater: Gas Roof: Composition Exterior Finish: Stone/Rock; Stucco; Wood	Total SqFt Livable 2188 SF Asry Dwell Det: SF Bsmt-Fin w/Egress: SF Bsmt Fin N/Egr/In: SF Bsmt - Unf SF Deck: SF Garage: SF Per: Assessor Furnished:
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Road Surface: Paved Road Access: Public Water: City Connected Sewer: City/Public Other Disclosures: CC & R's	Legal: SUMMIT RIDGE TOWNHOUSES SUBLLOT 2 Excluded Items: Furniture, artwork, seller's personal belongings. Excluded Party: Items Included: Dishwasher; Oven - Elec; Range - Gas; Refrigerator To Show: Call Office; Occupied Owner; Same Day Notice; To Show Phone: 208-309-7035
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Features Interior: Air Conditioning; Fireplace Gas; Walk-in Closet; Window Coverings
Specialty Rooms: Bonus Room; Great Room; Laundry; Walk-in Closet

Public Remarks: This 3 bedroom, 3 bathroom corner Summit Ridge Townhome was originally the Developer's unit. It is conveniently located within walking distance to downtown Ketchum, the River Run Lodge, the Big Wood River and the bike path. This townhome has vaulted ceilings, an open floor plan, an upper-level primary bedroom with an attached office/TV room, and an additional primary bedroom suite on the main
Realtor Remarks: Subject to the Seller securing a replacement property. The Seller has already identified the replacement property.
Directions: Located on Bird Drive on West side of the road. Look for the yard sign.

Sold Date 07/31/2023	Sold Price \$ 2,350,000	Financing Cash
List Date 06/26/2023	Days On Market 35	Exp Date 06/23/2024
Contingent Yes	Under Contract Date 06/27/2023	Status Change Date 08/01/2023
Agent Owned No	BC SRE	SOC 3.00
SOC Type %	Purchaser Name undisclosed	REO No
Short Sale No	Owner Robert Kahn	Concessions No

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Provided as a courtesy of



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