

Lot:

Unit:

17012 35th Ave NE , Lake Forest Park 98155



Property Sub Type: <b>Residential</b>	
Status: <b>Sold</b>	Bed: <b>2</b> List Price: <b>\$499,900</b>
Listing #: <b>29118242</b>	Baths: <b>1.75</b> Sold Price: <b>\$460,000</b>
County: <b>King</b>	Fireplaces: <b>2</b> Year Built: <b>1954</b>
Style: <b>16 - 1 Story w/Bsmnt.</b>	SF: <b>3,000 sf</b>
Bldg Type: <b>Built On Lot</b>	SF Src: <b>Appraisal</b>
Covd Prkg: <b>2</b>	Acreage: <b>1.480 ac</b>
New Const:	Lot Size: <b>64,468 sf</b>
<u>School Information</u>	
Sch District: <b>Shoreline</b>	Area: <b>720</b>
Elementary: <b>Brookside Elem</b>	Cmnty: <b>Brookside</b>
Jr. High: <b>Kellogg Mid</b>	Project:
High Schl: <b>Shorecrest High</b>	Map: <b>475</b>
	Grid: <b>E-7</b>
	Pool:

**Room Locations**

	L	M	U
Bedrooms:	0	2	0
Baths (Full):	0	1	0
Baths (3/4):	1	0	0
Baths (1/2):	0	0	0
Fireplace:	1	1	0
Entry	<b>Main</b>		
Living Room	<b>Main</b>		
Dining Room	<b>Main</b>		
Kit w Eat Spc	<b>Main</b>		
Master Bedroom	<b>Main</b>		
Bonus Room	<b>Lower</b>		
Rec Room	<b>Lower</b>		
Extra Fin Rm	<b>Lower</b>		
Utility Room	<b>Lower</b>		

**Property Details**

Other Rooms:	
Heating/Cooling:	<b>Insert, Radiant</b>
Energy Source:	<b>Natural Gas</b>
Terms:	<b>Cash Out, Conventional</b>
Exterior:	<b>Brick</b>
Roof Type:	<b>Composition</b>
Cats/Dogs:	
Water:	<b>Public</b>
Sewer:	<b>Septic</b>
Floor Covering:	<b>Ceramic Tile, Hardwood</b>
Appliances:	<b>Dishwasher, Dryer, Range/Oven, Refrigerator, Washer</b>
View:	
Basement:	<b>Daylight</b>
Architecture:	
Water Heater:	<b>Basement</b>
Leased Equip:	
Bus Line Nearby:	Bus Route:

Tax Year: **2009** Annual Taxes: **\$6,965** Sr. Exemption: **No** Homeowner Dues: **\$0** Monthly Rent: **\$0**

Directions: **From Ballinger Way. Go west on 178th, left on 35th Ave, second to last house on left.**

Interior Features: **Built-In Vacuum, Dbl Pane/Storm Windw, Dining Room, Disabled Access**

Site Features: **Cable TV, Gated Entry, RV Parking**

Marketing Remarks: **Brick home on 1.4 acres & salmon stream.Sunny lot is wide open yet in the woods,makes it a very private setting!Newer roof &newly painted. Enjoy beautiful hardwood floors,spacious living rm has fireplace &large windows with bucolic views.Full basement used to be mother-in-law unit & has high ceilings &large finished rooms & lots of potential for future renovations.Listen to the stream from most rooms.Walk to3rd Place Books,2 parks,Shopping Center& Burke-Gilman Trail.**