

馬折扣房地產

www.madiscountralty.com

MADISCOUNT REALTY

Tuan T. Le
Real Estate Broker / Sales

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50% Commission Rebate on Transactions over \$500,000; 35% Commission Rebate on Transactions under \$500,000; \$295 Listing Services; \$2,500 Flat Fee Listings. 50 %的佣金回扣交易超過 \$500,000; 35 %的佣金回扣交易 \$500,000; \$295元上市服務; \$2500單位收費一覽



SF SINGLE FAMILY LISTING INPUT FORM

* Denotes Required Fields

Listing Number \$295 Listing in MLS

Revised 01/11/2007

List Office Name MADISCOUNT REALTY List Agent Name Tuan T. Le

*List Office ID NB 3874 Mail to: PO Box 484 Milton, MA 02186 Fax to: 617-479-5302 E-mail: listings@madiscountrealty.com

*List Agent ID BB 807127 *List Price

*List Date / / *Expiration Date / /

- *Type of Listing Agreement: A-Exclusive Right To Sell, B-Exclusive Right To Sell With Named Exclusion, D-Exclusive Agency, E-Exclusive Right To Sell With Variable Rate of Commission, F-Exclusive Right To Sell With Dual Rate of Commission, G-Facilitation/Exclusive Right To Sell, H-Facilitation/Exclusive Right To Sell With Named Exclusion, I-Facilitation/Exclusive, J-Facilitation/Exclusive Right To Sell With Variable Rate of Commission, K-Facilitation/Exclusive Right To Sell With Dual Rate of Commission

*Entry Only [X] Yes [] No If entering YES in the Entry Only field you are hereby indicating that this listing is an Entry Only Listing and as such you will be providing no other services to the seller other than the entering of this listing into the MLS system. Please refer to Sec. 1.0 (b) Note 2 and the Definitions section of the Rules & Regulations for more information. Where incomplete, we will enter data based on the information from the Public Records Assessment and Sales Report

*House # *Street Name Unit # Parcel ID Number / PIN

*Town *State *Zip Code - Zip 4 Area

Neighborhood/Sub-Division (Max. 100 characters) *Type of SF (choose only one) [] A-Detached [] D-Farm [] B-Attached

Grade School (Max. 15 characters) Middle School (Max. 15 characters) High School (Max. 15 characters)

*Directions (Max. 100 characters)

*Sub-Agency Relationship Offered [] Yes [X] No Select No to protect owner from vicarious liabilities

- Sub-Agent Showing: [] A-Call List Office, [X] B-Owner, [] C-Call List Agent, [] D-Call Tenant, [] E-Lock Box, [] F-Key in Office, [] G-Go Direct, [] H-Accompanied Showings, [] I-Appointment Required, [] J-Sign, [] K-Call MA-Pass at 508-389-1780, [] L-Other (See Rmk), [] M-Call Centralized Showing Service at 888-866-8388

- Buyer's Agent Showing: [] A-Call List Office, [X] B-Owner, [] C-Call List Agent, [] D-Call Tenant, [] E-Lock Box, [] F-Key in Office, [] G-Go Direct, [] H-Accompanied Showings, [] I-Appointment Required, [] J-Sign, [] K-Call MA-Pass at 508-389-1780, [] L-Other (See Rmk), [] M-Call Centralized Showing Service at 888-866-8388

- Facilitator Showing: [] A-Call List Office, [X] B-Owner, [] C-Call List Agent, [] D-Call Tenant, [] E-Lock Box, [] F-Key in Office, [] G-Go Direct, [] H-Accompanied Showings, [] I-Appointment Required, [] J-Sign, [] K-Call MA-Pass at 508-389-1780, [] L-Other (See Rmk), [] M-Call Centralized Showing Service at 888-866-8388

Special Showing Instructions (Max. 100 characters)

***Style**

- A-Colonial
- B-Garrison
- C-Cape
- D-Contemporary
- E-Ranch
- F-Raised Ranch
- G-Split Entry
- H-Victorian
- I-Tudor
- J-Gambrel/Dutch
- K-Antique
- L-Farmhouse
- M-Saltbox
- N-Cottage
- O-Bungalow
- P-Other (See Rmk)
- Q-Multi-Level
- S-Log
- T-Front to Back Split
- U-Lofted Split

***Approx. Lot Size (Sq. Ft.)**

***Year Built**

Home Owner's Assoc.

- Yes No

HOA Fee

Approx. Acres

***Year Built Source**

(choose only one)

- AP-Appraiser
- BU-Builder
- OW-Owner
- PR-Public Record

Mandatory HOA

- Yes No

***Assessed Value**

***Taxes**

***Lot Description**

- A-Corner
- B-Wooded
- C-Paved Drive
- D-Easements
- E-Underground Storage Tank
- F-Stream
- G-Golf Course Frontage
- H-Additional Land Available
- I-Zero Lot Line
- J-Flood Plain
- K-Other (See Rmk)
- L-Shared Drive

***Year Built Description**

- A-Actual
- B-Approximate
- C-Certified Historic
- D-Renovated Since
- E-To Be Built
- F-Under Construction
- G-Unknown/Mixed
- H-Finished, Never Occupied

Map

***Fiscal Year**

Block

***Book**

***Page**

Lot

Cert. # or Deed Date

***Specific Zoning Code**

Year Round

- Yes No

Approximate Street Frontage

***Approximate Living Area**

(Sq. Ft.)

***Living Area Source** (choose only one)

- AP-Appraiser MS-Measured OT-Other OW-Owner PR-Public Record

Living Area Disclosures

- Includes Finished Basement

Area Amenities

- A-Public Transportation
- B-Shopping
- C-Swimming Pool
- D-Tennis Court
- E-Park
- F-Walk/Jog Trails
- G-Stables
- H-Golf Course
- I-Medical Facility
- J-Laundromat
- K-Other (See Rmk)

***Waterfront**

- Yes No

Waterfront Description

- A-Ocean
- B-Sound
- C-Lake
- D-River
- E-Pond
- F-Bay
- G-Harbor
- H-Dock/Mooring
- I-Frontage
- J-Walk to
- K-Waterview Only
- L-Access
- M-Other (See Rmk)

***Beach**

- Yes No

Beach Approx. Miles to

(choose only one)

- A-0 to 1/10 Mile
- B-1/10 to 3/10 Mile
- C-3/10 to 1/2 Mile
- D-1/2 to 1 Mile
- E-1 to 2 Miles

Beach Description

- A-Bay
- B-Creek
- C-Harbor
- D-Lake/Pond
- E-Ocean
- F-River
- G-Other (See Rmk)

Beach Ownership

- A-Private
- B-Public
- C-Association
- D-Deeded Rights
- E-Other (See Rmk)

Construction

- A-Frame
- B-Brick
- C-Stone/Concrete
- D-Block
- E-Log
- F-Modular
- G-Post & Beam
- H-Other (See Rmk)

Roof Material

- A-Asphalt/Fiberglass Shingles
- B-Wood Shingles
- C-Tile
- D-Slate
- E-Tar & Gravel
- F-Shake
- G-Rubber
- H-Other (See Rmk)
- I-Metal

Exterior

- A-Clapboard
- B-Shingles
- C-Wood
- D-Aluminum
- E-Vinyl
- F-Asbestos
- G-Masonite
- H-Log
- I-Brick
- J-Stone
- K-Shake
- L-Stucco
- M-Other (See Rmk)

Exterior Features

- A-Porch
- B-Enclosed Porch
- C-Deck
- D-Patio
- E-Enclosed Patio
- F-Covered Patio/Deck
- G-Balcony
- H-Inground Pool
- I-Above Ground Pool
- J-Cabana
- K-Tennis Court
- L-Handicap Access
- M-Gutters
- N-Hot Tub/Spa
- O-Storage Shed
- P-Barn/Stable
- Q-Paddock
- R-Greenhouse
- S-Prof. Landscape
- T-Sprinkler System
- U-Decor. Lighting
- V-Screens
- W-Fenced Yard
- X-Satellite Dish
- Y-Other (See Rmk)
- 1-Gazebo
- 2-Roof Deck

Exterior Color

*Foundation Size

*Garage Spaces

*Parking Spaces

Road Type

- A-Public
- B-Private
- C-Paved
- D-Unpaved
- E-Publicly Maint.
- F-Privately Maint.
- G-Cul-De-Sac
- H-Dead End
- I-Sidewalk
- J-Paper Road

*Foundation Description

- A-Poured Concrete
- B-Concrete Block
- C-Fieldstone
- D-Brick
- E-Granite
- F-Slab
- G-Other (See Rmk)

Garage Description

- A-Attached
- B-Detached
- C-Under
- D-Carport
- E-Garage Door Opener
- F-Heated
- G-Storage
- H-Work Area
- L-Side Entry
- M-Insulated

Parking Description

- A-Off-Street
- B-Rented
- C-Tandem
- D-On-Street Permit
- E-Assigned

*# Fireplaces

Heat Zones

Cooling Zones

*Basement

- Yes No

Basement Description

- A-Full
- B-Partial
- C-Crawl
- D-Finished
- E-Partially Finished
- F-Walk Out
- G-Interior Access
- H-Garage Access
- I-Bulkhead
- J-Sump Pump
- K-Radon Remediation System
- L-Dirt Floor
- M-Concrete Floor
- N-Slab

*Heating

- A-Central Heat
- B-Forced Air
- C-Hot Air Gravity
- D-Hot Water Baseboard
- E-Electric Baseboard
- F-Hot Water Radiators
- G-Steam
- H-Radiant
- I-Heat Pump
- J-Space Heater
- K-FloorFurnace
- L-Humidifier
- M-Oil
- N-Gas
- O-Electric
- P-Propane
- Q-Wood
- R-Extra Flue
- S-Other (See Rmk)
- T-None
- U-Hydro Air

*Cooling

- A-Central Air
- B-Window AC
- C-Wall AC
- D-Heat Pump
- E-2 Units
- F-3 or More
- G-Other (See Rmk)
- H-None

Insulation

- A-Full
- B-Partial
- C-Fiberglass
- D-Loose
- E-Blown In
- F-Styrofoam
- G-Mixed
- H-Other (See Rmk)
- I-Unknown
- J-None

Flooring

- A-Wood
- B-Plywood
- C-Tile
- D-Vinyl
- E-Wall to Wall Carpet
- F-Concrete
- G-Other (See Rmk)
- I-Laminate
- J-Marble

Interior Features

- A-Central Vacuum
- B-Handicap Equipped
- C-Security System
- D-Cable Available
- E-Sauna/Steam/Hot Tub
- F-Wetbar
- G-Intercom
- H-Walk-Up Attic
- I-Other (See Rmk)
- J-Whole House Fan

Energy Features

- A-Insulated Windows
- B-Storm Windows
- C-Insulated Doors
- D-Storm Doors
- E-Attic Vent Elec.
- F-Solar Features
- G-Partial
- H-Prog. Thermostat
- I-Other (See Rmk)

Hot Water

- A-Oil
- B-Natural Gas
- C-Electric
- D-Propane Gas
- E-Solar
- F-Tank
- G-Tankless
- H-Separate Booster
- I-Leased Heater
- J-Other (See Rmk)

Electric

- A-110 Volts
- B-220 Volts
- C-Fuses
- D-Circuit Breakers
- E-60 Amps/Less
- F-100 Amps
- G-150 Amps
- H-200 Amps
- I-Other (See Rmk)

*Sewer & Water

- A-City/Town Water
- B-Private Water
- C-Shared Well
- D-Community Well
- E-City/Town Sewer
- F-Private Sewerage
- G-Inspection Req'd for Sale
- H-Other (See Rmk)

Sewage District

Appliances

- A-Range
- B-Wall Oven
- C-Dishwasher
- D-Disposal
- E-Compactor
- F-Microwave
- G-Indoor Grill
- H-Countertop Range
- I-Refrigerator
- J-Freezer
- K-Washer
- L-Dryer
- M-Water Treatment
- N-Other (See Rmk)
- O-None

Utility Connections

- A-for Gas Range
- B-for Electric Range
- C-for Gas Oven
- D-for Electric Oven
- E-for Gas Dryer
- F-for Electric Dryer
- G-Washer Hookup
- H-Icemaker Connection

Terms

- A-Seller W/Participate
- B-Assumable
- C-Lease Option
- D-Lease Back
- E-Contract for Deed
- F-Delayed Occupancy
- G-Other (See Rmk)

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*# Rooms *# Bedrooms *# Full Baths *# Half Baths Master Bath Yes No

Room Name	Level	Size	Room Features (Use codes at right)
Living Room	_____	_____ X _____	_____
Dining Room	_____	_____ X _____	_____
Family Room	_____	_____ X _____	_____
Kitchen	_____	_____ X _____	_____
Master Bedroom	_____	_____ X _____	_____
Bedroom #2	_____	_____ X _____	_____
Bedroom #3	_____	_____ X _____	_____
Bedroom #4	_____	_____ X _____	_____
Bedroom #5	_____	_____ X _____	_____
Bathroom #1	_____	_____ X _____	_____
Bathroom #2	_____	_____ X _____	_____
Bathroom #3	_____	_____ X _____	_____
Laundry	_____	_____ X _____	_____

- 1-Letter Codes for Room Features**
(Maximum 6 per room)
- | | |
|----------------------|--------------------------|
| A-Full Bath | L-Ceramic Tile Floor |
| B-Half Bath | M-Wall to Wall Carpet |
| C-Fireplace | N-Bay/Bow Windows |
| D-Wood/Coal Stove | O-Dining Area |
| E-Skylight | P-Balcony/Deck |
| F-Cathedral Ceilings | Q-Interior Balcony |
| G-Ceiling Fans | R-Hot Tub/Spa |
| H-Linen Closet | S-Steam/Sauna |
| I-Walk-In Closet | T-Pantry |
| J-Cedar Closet | U-Granite/Solid Counters |
| K-Hard Wood Floor | |

Other Rooms (Use codes at right for Other Room Names)

Other Rm #1	_____	_____ X _____	_____
Other Rm #2	_____	_____ X _____	_____
Other Rm #3	_____	_____ X _____	_____
Other Rm #4	_____	_____ X _____	_____
Other Rm #5	_____	_____ X _____	_____
Other Rm #6	_____	_____ X _____	_____

- Other Room Name 3-Letter Codes**
- | | | |
|--------------------|----------------|------------------|
| APT-Accessory Apt. | GRM-Game Room | MUD-Mud Room |
| BTH-Bathroom | GRT-Great Room | OFC-Office |
| BED-Bedroom | LAW-Inlaw Apt. | PLY-Play Room |
| DEN-Den | KIT-Kitchen | SIT-Sitting Room |
| EXC-Exercise Room | LIB-Library | SUN-Sunroom |
| FOY-Foyer | LOF-Loft | WRK-Workshop |
| GAL-Gallery | MED-Media Room | OTH-Other |

*Sub-Agent Compensation *Buyer's Agent Compensation *Facilitator Compensation

*Lead Paint (Max. of 2) A-Yes B-No C-Certified Treated D-Unknown

Adult Community Yes No UFFI Yes No Unknown Warranty Available Yes No *Seller Disclosure Declaration Yes No

Where incomplete, we will enter data based on the information from the Public Records Assessment and Sales Report

Disclosures (Max. 100 characters)

Exclusions (Max. 100 characters)

Remarks (Max. 500 characters)

Firm Remarks (Max. 100 characters)

Team Member ID

Tip - Enter your team member's AGENT ID in the TEAM MEMBER ID field and H3MLS will show their full contact information in any reports.