

CLASSIFIED ADVERTISING

DEPARTMENT OF HOUSING & URBAN DEVELOPMENT

Bid openings for HUD properties. Now is your chance to take advantage of excellent real estate values.

IMPORTANT INFORMATION

Purchasers contact a Real Estate Broker of your choice to see or bid on any properties listed.

Purchasers must obtain their own financing for all sales.

These properties may contain code violations.

HUD reserves the right to reject any or all bids and to waive any informality or irregularity in any bids.

Earnest money deposit equaling 5 percent of the sales price, not to exceed \$2,000 but no less than \$500, is required with each offer to purchase. NOTE: Broker to submit to HUD, certification of these funds having been received.

NOTICE: Some listed properties contain personal property, such as refrigerators, ovens and ranges. HUD assumes no responsibility for such items and will make no adjustment to any sale based upon their loss due to vandalism.

Bids received until 3:30 pm, June 22, 1987

Bid opening 1:00 pm, June 23, 1987

Bid opening will take place at the Las Vegas Board of Realtors, 1820 East Sahara Ave., 2nd Floor, Las Vegas, NV.

HUD reserves the right to withdraw any property from this listing prior to bid opening.

For further instruction on procedures, real estate brokers/agents are to refer to the Brokers Information Package (B.I.P.), which is the blue handbook.

Submit all sealed bids to the Las Vegas HUD Office. Telephone No. (702) 388-6331.

NOTICE: The Association Dues for any property requiring fees listed in this ad are deemed to be correct; however, the amounts are not guaranteed.

THE FOLLOWING PROPERTIES ARE LISTED AS IS, WITH FHA-INSURED FINANCING AVAILABLE.

| LAS VEGAS | | | | | | | | |
|-------------|----------------|-----------------|--------------------|----------|----|--------|--------|-----|
| Case Number | Address | Zip Code | Listed Offer Price | BR | BA | Garage | Code | |
| 1. | 332-114853-203 | 3679 Alto Ave. | 89115 | \$42,000 | 3 | 2 | Garage | 1 |
| 2. | 332-109229-561 | 1690 Ampola Dr. | 89122 | \$62,000 | 3 | 2 | Garage | 1-4 |

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Continued

| LAS VEGAS | | | | | | | | |
|--|----------------|-------------------------|--------------------|----------|----|--------|-----------|-----|
| Case Number | Address | Zip Code | Listed Offer Price | BR | BA | Garage | Code | |
| 3. | 332-094529-203 | 3966 Arrowwood Dr. | 89117 | \$69,000 | 3 | 2 | Garage | 1 |
| 4. | 332-098333-270 | 5617 Balzar Ave. | 89108 | \$54,000 | 3 | 2 | Garage | 1 |
| 5. | 332-083368-270 | 884 Betty Ln. | 89110 | \$67,000 | 3 | 2 | None | 1-4 |
| 6. | 332-099812-203 | 3984 Calle Mirador | 89103 | \$60,000 | 3 | 2 | Gar & Cpt | 1 |
| 7. | 332-094634-203 | 233 Cervantes Ave. | 89101 | \$41,800 | 2 | 1 | None | 1 |
| 8. | 332-114818-203 | 4540 Cincinnati Ave. | 89104 | \$65,000 | 3 | 2 | Garage | 1-4 |
| 9. | 332-094351-203 | 2304 Constantine Ave. | 89101 | \$58,000 | 4 | 1½ | Garage | 1-4 |
| 10. | 332-092685-203 | 4655 Del Sueno Dr. | 89122 | \$78,000 | 3 | 2 | Garage | 1 |
| 11. | 332-115229-203 | 5471 Escondido Rd. | 89119 | \$58,650 | 2 | 2½ | Garage | 1 |
| NOTE: THIS IS A PUD. HOMEOWNERS ASSOC. DUES OF \$58.00 IN ADDITION TO MONTHLY PAYMENT. | | | | | | | | |
| 12. | 332-146040-703 | 3596 Florrie Ave. | 89121 | \$64,500 | 3 | 2 | Garage | 1 |
| 13. | 332-107560-234 | 4241 Gannet #208 | 89103 | \$50,000 | 2 | 1 | Carpport | 1 |
| NOTE: THIS IS A CONDO. HOMEOWNERS ASSOC. DUES OF \$73.00 IN ADDITION TO MONTHLY PAYMENT. NO INVESTOR ALLOCATION. | | | | | | | | |
| 14. | 332-137642-203 | 5135 Gray Ln. "C" | 89119 | \$39,500 | 3 | 2 | Garage | 1 |
| NOTE: THIS IS A CONDO. HOMEOWNERS ASSOC. DUES OF \$58.00 IN ADDITION TO MONTHLY PAYMENT. NO INVESTOR ALLOCATION. | | | | | | | | |
| 15. | 332-105273-203 | 6502 Ironbark Ln. | 89107 | \$60,000 | 2 | 2 | Carpport | 1 |
| NOTE: THIS IS A PUD. HOMEOWNERS ASSOC. DUES OF \$65.00 IN ADDITION TO MONTHLY PAYMENT. | | | | | | | | |
| 16. | 332-119982-203 | 6937 Issac Ave. | 89115 | \$92,000 | 8 | 4 | None | 1 |
| NOTE: THIS IS A FOUR-PLEX. | | | | | | | | |
| 17. | 332-136257-203 | 2817 Jamestown Way | 89102 | \$63,500 | 3 | 2 | None | 1 |
| 18. | 332-101314-234 | 3232 "B" Jericho St. | 89102 | \$45,000 | 2 | 2 | Carpport | 1 |
| NOTE: THIS IS A CONDO. HOMEOWNERS ASSOC. DUES OF \$65.00 IN ADDITION TO MONTHLY PAYMENT. NO INVESTOR ALLOCATION. | | | | | | | | |
| 19. | 332-104657-203 | 445 N. Lamb Blvd. #11D | 89110 | \$39,500 | 2 | 2 | Carpport | 1-4 |
| NOTE: THIS IS A PUD. HOMEOWNERS ASSOC. DUES OF \$50.00 IN ADDITION TO MONTHLY PAYMENT. | | | | | | | | |
| 20. | 332-104641-203 | 461 N. Lamb Blvd. #15F | 89110 | \$32,400 | 2 | 2 | Carpport | 1-4 |
| NOTE: THIS IS A PUD. HOMEOWNERS ASSOC. DUES OF \$50.00 IN ADDITION TO MONTHLY PAYMENT. | | | | | | | | |
| 21. | 332-088478-203 | 1812 Linden Ave. | 89101 | \$37,050 | 3 | 1 | Carpport | 1 |
| 22. | 332-096613-203 | 1612 E. McWilliams Ave. | 89101 | \$52,000 | 3 | 2 | Carpport | 1 |
| 23. | 332-089194-270 | 5140 Naomi Dr. | 89122 | \$56,000 | 3 | 2 | Garage | 1 |
| 24. | 332-111971-203 | 3616 Park Oliver Dr. | 89110 | \$61,000 | 3 | 2 | Garage | 1-4 |
| 25. | 332-113650-261 | 894 Rhinegold Way | 89110 | \$44,500 | 2 | 1½ | Carpport | 1-4 |
| NOTE: THIS IS A PUD. HOMEOWNERS ASSOC. DUES OF \$44.00 IN ADDITION TO MONTHLY PAYMENT. | | | | | | | | |
| 26. | 332-134821-203 | 2104 San Simeon St. | 89108 | \$56,000 | 3 | 2 | Garage | 1 |
| 27. | 332-123028-203 | 5145 Saratoga St. | 89109 | \$47,000 | 3 | 1 | Carpport | 1 |
| 28. | 332-106413-203 | 4815 Val Verde St. | 89122 | \$54,500 | 3 | 2 | Garage | 1-4 |
| NOTE: THIS IS A PUD. HOMEOWNERS ASSOC. DUES OF \$42.00 IN ADDITION TO MONTHLY PAYMENT. | | | | | | | | |
| 29. | 332-127789-203 | 4652 Van Buren Ave. | 89110 | \$64,600 | 3 | 2 | Garage | 1-4 |
| 30. | 332-116976-503 | 4128 Woodgreen Dr. | 89108 | \$55,500 | 4 | 2 | Garage | 1 |

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