



**Association Information**

\*Has an HOA?:  Y /  N If Yes, 1st HOA Name: \_\_\_\_\_ HOA Phone: \_\_\_\_\_ HOA Email: \_\_\_\_\_ HOA Website: \_\_\_\_\_ Has Covenants?  Y /  N \*Has Assn. Fee?:  Y /  N If Yes, \*Assn. Fee: \$ \_\_\_\_\_ per \_\_\_\_\_

\*Assn. Transfer Fee?:  Y /  N \* Assn. Reserve?:  Y /  N

2nd HOA Name: \_\_\_\_\_ HOA Phone: \_\_\_\_\_ HOA Email: \_\_\_\_\_ HOA Website: \_\_\_\_\_

Has Covenants?:  Y /  N Has Assn. Fee?:  Y /  N If Yes, Assn. Fee: \$ \_\_\_\_\_ per \_\_\_\_\_ Assn. Transfer Fee?:  Y /  N

Assn. Reserve?:  Y /  N

**Square Footage Information**

**SqFt Source:**

\*Total SqFt (Fin & Unfin Inc. Basement): \_\_\_\_\_  Licensee  Prior Appraisal  Other  Building Plans  Assessor

**Expenses** Tax Year: \_\_\_\_\_

- |   |                                |  |
|---|--------------------------------|--|
| 1. *Potential Rental Income: \$ _____       | Operating Expenses _____       | Other: _____                                 |
| 2. *Vacancy (% of PRI): _____               | Property Taxes: _____          | Other: _____                                 |
| 3. Effective Rental Income: Auto calculated | Building Insurance: _____      | Other: _____                                 |
| 4. Other Income (laundry, etc.): _____      | Utilities: _____               | 6. Total Operating Expenses: Auto calculated |
| 5. Gross Operating Income: Auto calculated  | Common Area Maintenance: _____ | 7. New Operating Income: Auto calculated     |

The following fields may be manually or automatically calculated CAP: \_\_\_\_\_ GRM: \_\_\_\_\_

**Remarks** (limited to 1000 characters for Listing Comments and 500 for Broker Remarks)

Listing Comments (Describe the property. Will display on reports and be sent to ColoProperty, MySite, and all other public websites): \_\_\_\_\_

Broker Remarks (Private Information for other brokers only- e.g. commission info, bonuses, etc. Will display on IRESis & printed agent version reports only): \_\_\_\_\_

**Display Listings on the Internet?**

\*ColoProperty.com®:  Y /  N \*Realtor.com®:  Y /  N \*Zillow Group:  Y /  N \*Broker Public Portal:  Y /  N

\*Exclude from ListHub Syndications?:  Y /  N (Zillow, Trulia, & RealEstate.com) (homesnap.com public access)

**Exterior Features**

\*Style: \_\_\_\_\_

1. 1 Story/Ranch
2. Bi-Level
3. Tri-Level
4. Four-Level
5. Five+ Levels
6. 2 Story
7. 3 Story
8. 4 Story
10. 1 1/2 Story
11. Raised Ranch
12. Tri Front/Back
13. 4 L Front/Back

\*Construction: \_\_\_\_\_

1. Wood/Frame
2. Brick/Brick Veneer
3. Block
4. Stone
5. Log
6. Metal Siding
7. Vinyl Siding
8. Composition Siding
9. Stucco
10. Wood Siding
11. Wood Shingle
12. Cedar/Redwood
13. Painted/Stained
14. Rolling Shutters
15. Other Construction
41. Adobe
42. Concrete
43. Moss Rock

\*Roof: \_\_\_\_\_

1. Composition Roof
2. Wood Shake/Shingle
3. Tar & Gravel
4. Tile Roof
5. Metal Roof
6. Slate Roof
7. Rubber Membrane

8. Foam Roof
9. Fiberglass Shingles
10. Other Roof
11. Flat Roof
17. Cement Shake
18. Concrete Tile
19. Simulated Shake

**Common Amenities:** \_\_\_\_\_

1. Clubhouse
2. Tennis
3. Hot Tub
4. Indoor Pool
5. Pool
6. Sauna
7. Play Area
8. Exercise Room
9. Common Rec/Park Area
10. Extra Storage
11. Common Laundry
12. Security Building
13. Elevator
16. Hiking/Biking Trails
17. Business Center
18. Recreation Room

**Assoc. Fee Includes:** \_\_\_\_\_

1. Common Amenities
2. Trash
3. Snow Removal
4. Lawn Care
5. Security
6. Management
7. Common Utilities
8. Exterior Maintenance

**Type:** \_\_\_\_\_

2. Zero Lot Line
3. Patio Home
5. Cottage/Bung
6. Colonial
7. Victorian
8. Tudor
9. Spanish
10. Cape Cod

11. Farm House
12. Earth Berm
13. Cabin
14. A-Frame
15. Fixer-Upper
18. Legal, Conforming
19. Legal, Non-conforming
22. Duplex
23. Manufactured Home
25. Foursquare/Denver Square
26. Chalet
27. Contemporary/Modern

**Outdoor Feat:** \_\_\_\_\_

1. Lawn Sprinkler System
2. Storage Buildings
3. Balcony
4. Patio
5. Deck
6. Enclosed Porch
7. Private Hot Tub
15. Tandem Garage
16. Carriage House
17. Land Lease
18. Drive Through Garage

**Location Desc:** \_\_\_\_\_

1. Cul-De-Sac
2. Corner Lot
3. Wooded Lot
4. Evergreen Trees
5. Deciduous Trees
6. Native Grass
7. Level Lot
8. Rolling Lot
9. Sloping Lot
10. Steep Lot
11. Rock Out-Croppings
12. Abuts Ditch
13. Abuts Golf Course
14. Golf Course Neighborhood
15. Abuts Pond/Lake
16. Abuts Stream/Creek/River
17. Abuts Farm Land

18. Abuts National Forest
19. Abuts Park
20. Abuts Public Open Space
21. Abuts Private Open Space
22. Meadow
23. Orchard
24. Outbuildings
25. Airpark
26. Historic District
28. Senior Community
29. House/Lot Faces North
30. House/Lot Faces South
31. House/Lot Faces East
32. House/Lot Faces West
33. House/Lot Faces NW
34. House/Lot Faces NE
35. House/Lot Faces SW
36. House/Lot Faces SE
37. Within City Limits
43. Unincorporated

**Horse Prop:** \_\_\_\_\_

1. Horse(s) Allowed
2. Zoning OK for 1 Horse
3. Zoning OK for 2 Horses
4. Zoning OK for 3 Horses
5. Zoning OK for 4+ Horses
6. Barn with 1-2 Stalls
7. Barn with 3+ Stalls
8. Corral(s)
9. Pasture
10. Arena
11. Tack Room
12. Loafing Shed
13. Hay Storage Building
14. Access to Riding Trails

**Fences:** \_\_\_\_\_

1. Partially Fenced
2. Enclosed Fenced Area
3. Wood Fence
4. Chain Link
5. Security Fence
6. Other Fence

7. Electric Fence
8. Wire Fence
9. Metal Post Fence
10. Dog Run/Kennel
11. Vinyl/Composition

**Views:** \_\_\_\_\_

1. Back Range/Snow Capped
2. Foothills View
3. Plains View
4. City View
5. Water View
6. 360 Degrees

**Lot Improvements:** \_\_\_\_\_

1. Street Paved
2. Curbs
3. Gutters
4. Sidewalks
5. Street Light
6. Alley
7. Fire Hydrant within 500 Ft

**Road Access:** \_\_\_\_\_

1. Private, up to Co. Standards
2. Private, not up to Co. Standard
3. 4x4 Required to Access
4. City Street
5. Co. Rd/ Co. Maintained
6. Co. Rd/ Not Maintained
7. State Highway
8. Interstate
9. Easement
10. Privately Maintained
11. Lack of Rt to Access
12. Security Gate
13. Alley

**Rd Surface at Prop Line:** \_\_\_\_\_

1. Road Improve Needed
2. Dirt Road
3. Gravel Road
4. Blacktop Road
5. Concrete road

**Parking Per Unit:** \_\_\_\_\_

1. Less Than 1
2. 1 Space/Unit
3. 1.5 Spaces/Unit
4. 2 Spaces/Unit

**Interior Features****\*Bsmt/Foundation:** \_\_\_\_\_

1. No Basement
2. Partial Basement
3. Full Basement
4. Unfinished Basement
5. 25% + Finished Basement
6. 50% + Finished Basement
7. 75% + Finished Basement
8. 90% + Finished Basement
9. Crawl Space
10. Slab
11. Walk-Out Basement
12. Daylight Basement
13. Structural Floor
14. Built-In Radon
15. Rough-In for Radon
16. Retrofit for Radon
17. Radon Test Available
18. Radon Unknown
19. Sump Pump
20. Post & Pier

**\*Heating:** \_\_\_\_\_

1. No Heat
2. Forced Air
3. Hot Water
4. Heat Pump
5. Baseboard Heat
6. Gravity Heat
7. Wood Stove
8. Multi-Zoned Heat
9. Radiant Heat
10. Radiator
11. Space Heater

12. Two or More Heat Sources
13. Humidifier
14. Two or More H2O Heaters
15. Electric Air Filter
17. Individual Heat Source
19. Wall Heater
20. Oil

**Cooling:** \_\_\_\_\_

1. Central Air Conditioning
2. Room Air Conditioner
3. Evaporate Cooler
4. Ceiling Fan
5. Attic Fan
6. Whole House Fan

**\*Inclusions:** \_\_\_\_\_

1. No Inclusions
2. Window Coverings
3. Electric Range/Oven
4. Gas Range/Oven
5. Down-Draft Range
6. Self-Cleaning Oven
7. Continuous-Cleaning Oven
8. Double Oven
9. Dishwasher
10. Refrigerator
11. Bar Refrigerator
12. Washer
13. Dryer
14. Microwave
15. Compactor
16. Freezer
17. Jetted Bath Tub
18. Central Vacuum
19. Intercom
20. Security System Owned
21. Security System Leased
22. Laundry Tub
23. Gas Bar-B-Q
24. Garage Door Opener
25. Satellite Dish
26. TV Antenna
27. Fireplace Tools Included
28. Some Furniture
29. Water Softener Owned
30. Water Softener Rented
31. Water Filter Owned
32. Water Filter Rented
33. All Units Furnished
34. Some Appliances
35. All Appliances
36. Personal Property Inventory
37. Disposal
38. Fire Alarm(s)

**Energy Features:** \_\_\_\_\_

1. Solar Domestic Hot Water
2. Solar Hot Water Heat
3. Solar Rough-In
4. Trombe Wall
5. Sun Space
6. Southern Exposure
7. Double Pane Windows
8. Triple Pane Windows
9. Storm Window
10. Storm Doors
11. Attached Greenhouse
12. High Efficiency Furnace
13. Energy Survey Complete
14. Demand Control Limiter
15. Set Back Thermostat
17. Energy Rated
18. Solar PV Leased
19. Solar PV Owned

**Design Features:** \_\_\_\_\_

1. Eat-In Kitchen
2. Separate Dining Room
3. Cathedral/Vaulted Ceilings
4. Open Floor Plan
5. Workshop
6. Pantry
7. Wood Windows
8. Bay or Bow Window
9. Stain/Natural Trim
10. Walk-In Closet

11. Loft
12. Sauna
13. Wet Bar
14. Fire Sprinklers
15. Fire Alarm
16. Washer/Dryer Hookups
17. Skylights
18. Wood Floors
19. Shared Kitchen
20. Shared Baths
21. Outside Entry
22. Kitchen Island
26. Steam Shower
27. 6-Panel Doors
28. French Doors
29. 9ft+ Ceilings
30. Beamed Ceilings
31. Crown Molding

**Fireplace:** \_\_\_\_\_

1. Re-circulating Fireplace
2. Freestanding Fireplace
3. Fireplace Insert
4. 2+ Fireplaces
5. Outside Combustion Air
6. Gas Fireplace
7. Gas Logs Included
8. Electric Fireplace
9. Multi-Sided Fireplace
10. Rough-In Fireplace
18. Pellet Stove
19. Coal Fireplace
20. Masonry Fireplace
21. Single Fireplace
22. No Fireplace

**Disabled Access:** \_\_\_\_\_

1. Ramp Access
2. Level Lot
3. Level Drive
4. Near Bus
5. Width of Halls 42" or More
6. Low Carpet
7. Interior Doors 32" or More
8. Exterior Doors 36" or More
9. No Stairs
10. Other Access
11. Main Level Bath
12. Main Floor Bedroom
13. Stall Shower
15. Elevator

**Other Features****\*Utilities:** \_\_\_\_\_

1. Natural Gas
2. Electric
3. Propane
4. Wood/Coal
7. Oil
8. No Utilities
9. Other Utilities
10. Cable TV Available
11. Master Meter-Electric
12. Master Meter-Gas
13. Separate Meter Electricity
14. Separate Meter Gas
29. Satellite Available
30. High Speed Available
31. Underground

**\*Water/Sewer:** \_\_\_\_\_

1. City Water
2. District Water
3. Well
4. Cistern
5. City Sewer
6. District Sewer
7. Septic
8. No Water/Sewer
9. Other Water/Sewer
10. See Remarks

**Mineral & Water Rights:** \_\_\_\_\_

1. Water Rights Included
2. Water Rights Excluded

3. Irrigation Well Included
4. Irrigation Well Excluded
5. Mineral Rights Included
12. Mining Claim
13. Mineral Rights Excluded

**\*Ownership:** \_\_\_\_\_

1. Lender Owner/REO
2. Licensed Owner
3. Private Owner
4. Corporate Buy-Out
5. Partnership
6. Other Owner
7. Permanent Affordable Housing
9. HUD
10. Builder

**\*Occupied By:** \_\_\_\_\_

1. Owner Occupied
2. Tenant Occupied
3. Vacant for Rent
4. Vacant Not for Rent

**\*Possession:** \_\_\_\_\_

1. Before Closing
2. Delivery of Deed
3. 1-3 Days After Closing
4. Specific Date
5. Tenant Will Vacate
6. Owner Will Vacate
7. Current Lease Agreement
8. See Remarks

**\*Tenant Pays:** \_\_\_\_\_

1. Deposit
2. Gas
3. Electric
4. Water
5. Sewer
6. Property Taxes
7. CPI Annual Escalation
8. Building Insurance
9. Interior Maintenance
10. Site Maintenance
11. Exterior Maintenance
12. Structural Maintenance
13. Association Fees
14. Trash
15. A/C Maintenance
16. Parking
20. Nothing

**Gross Income Includes:** \_\_\_\_\_

1. Lease/Rents
2. Deposits Forfeited
3. Vending Machine
4. Common Area Fees
5. Lease overage
6. Lease Parking
7. Laundry

**\*Property Disclosures:** \_\_\_\_\_

1. Seller's Disclosure
2. No Property Disclosure
3. Lead Paint Disclosure

**\*Flood Plain:** \_\_\_\_\_

1. High Hazard/Floodway
2. 100 Year/High Risk
3. 500 Year/Moderate Risk
4. Minimal Risk

**Existing Lease:** \_\_\_\_\_

1. Month-to-Month
2. Fixed Term
3. 6 Month Lease
4. Year Lease
5. Other- See Remarks
6. Not Leased
7. Existing Rental License
8. License Not Required

**\*Possible Usage:** \_\_\_\_\_

1. Single Family
2. Multi Family
3. Mobile Homes
4. PUD
5. Farm/Ranch

- 6. Business
- 7. Commercial or Industrial
- 8. Additional Units

- 2. Conventional
- 3. FHA
- 4. VA
- 5. Seller Points/Buydown
- 6. Owner Financing
- 7. Wrap/Blend

- 8. Lease Purchase
- 9. Exchange/Trade
- 15. Short Pay
- 16. 1031 Exchange
- 17. Auction
- 18. SS Pending Lender Approval

- 20. FIRPTA

**New Financing/Lending:** \_\_\_\_\_

- 1. Cash

**Exclusions**

Exclusions (Limit to 100 Characters): \_\_\_\_\_

**Showing Information** (Optional) All showing information is private and can be viewed by Listing Office only.

Property Vacant?:  Y /  N Showings Allowed?:  Y /  N Allow online requests?:  Y /  N

SentriLock Serial #: \_\_\_\_\_ Lockbox/CBS Code: \_\_\_\_\_

Showing Staff Instructions (500 Character Max): \_\_\_\_\_

Showing Agent Instructions (500 Character Max): \_\_\_\_\_

Showing Contact Information (Optional. If filled in, First & Last name and 1 phone number are required.)

First Name: \_\_\_\_\_ Last Name: \_\_\_\_\_

Home Phone: \_\_\_\_\_ Use for text?:  Y /  N Work Phone: \_\_\_\_\_ Use for text?:  Y /  N

Mobile Phone: \_\_\_\_\_ Use for text?:  Y /  N Other Phone: \_\_\_\_\_ Use for text?:  Y /  N

Email: \_\_\_\_\_ Appt. Notices?:  Y /  N Receive Feedback?:  Y /  N Preferred Contact Method: \_\_\_\_\_

Customize the Feedback Question: Select 1: Email, Phone, Text, Other

Use the standard showings feedback questionnaire.  Use the customization from your user preferences.

Customize the showings feedback questionnaire for this listing only (If this option is selected, choose which questions to include below and/or add customized questions in the fields provided).

Is the customer interested in the property?

Is the price right?

Feedback on the exterior

Did the property show well?

Feedback on the interior

Other suggestions/comments

Custom questions 1: \_\_\_\_\_

Custom question 2: \_\_\_\_\_

**Open Houses**

Open House Date: \_\_\_\_\_ (mm/dd/yyyy) Start Time: \_\_\_\_\_ (hh:mm) End Time: \_\_\_\_\_ (hh:mm)

Repeat:  Y /  N If yes,  Monday  Tuesday  Wednesday  Thursday  Friday  Saturday  Sunday

Comments: Limited to 255 characters) \_\_\_\_\_

Hosting Agent: \_\_\_\_\_

Display Open Houses on Internet:  Y /  N

ColoProperty.com®, MySite, Listing Links, IDX downloads, Realtor.com®, Zillow Group, and ListHub Channels (if your office is signed up)

**I hereby represent to the MLS that I am in possession of a property executed Exclusive Right to Sell Listing Contract or an Exclusive Agency Listing Contract signed by the owner(s) of the property and that I have used my best efforts as to accuracy and correctness on this data input form.**

**Signature:**

\_\_\_\_\_