

Jordan Lea Plat 1- Urbandale

Lot #	Address	Price	* Approx Width at Setback	Minimum Protection Elevations		Grade
				Basement Elevations (MBE)	Minimum Opening (MOE)	
1-16	SOLD					
17	5215 149th Street	\$72,500	106'	212.5	220.5	Standard (level)
18-50	SOLD					
51	5025 148th Circle /14714 North Valley Drive	\$86,900	97'	208.5	218.1	Standard (level)
52	14700 North Valley Drive/ 5014 147th Street	\$86,900	101'	213.3	217.5	Possible Daylight
53	SOLD					
54	5006 147th Street	\$94,900	75'	214.5	216.6	Possible Daylight
55	5002 147th Street	NOT AVAILABLE	87'	215.0	216.6	Standard (level)
56	5005 147th Street	SALE PENDING	99'	214.3	220.6	Standard (level)
57	14626 North Valley Drive/ 5011 147th Street	SALE PENDING	122'	212.0	220.6	Daylight

ONLY 4 LOTS REMAINING!

Minimum Home Size Requirements:

Ranch: Lots 1-18: 1,475 sf, Lots 19-57: 1,550 sf, 1½ Story: 1,850 sf and 2 Story: 2,000 sf

Set backs:

35' front setback along Springbrook Trail, 149th Street/North Valley Drive.
30' rear setback and 5' side yard setback for all other lots

Side yard Setbacks:

Lots 8-14, 32-38, 45-50, 52-57: 8' each side
Lots 1-7, 15-31, 39-44 and Lot 51: 5' each side

Homeowners Association Dues: \$150/yr.

Check out the website for all up to date sales information - www.vistalots.com

* Lot widths are an approximate measurement and are not always drawn where a house will ultimately be placed on the Lot. Refer to your licensed engineer for scaling and house placement.

~Seller does not guarantee the information describing these properties.

Interested parties are advised to independently verify this information through personal inspection or with appropriate professionals.

~Prices are subject to change without notice.

~All MPE's and MOE's are for reference only, please refer to local city and/or project engineer for MPE's and MOE's.

~Seller does not warrant soil conditions, it is recommended Buyer(s) perform such tests as they deem necessary. All tests must be approved by Seller before being performed.

~ Verify sewer service connections elevation before foundation is set.

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