

Class—BUSINESS OPP

Tahoe Sierra Multiple Listing Service Business Opportunity Data Form

Status: Active
 Pending
 Sold

All fields marked with an (*) and **BOLD TEXT** are required. (Lookup) fields provide a list from which to select an option.

STANDARD

(Select One) *AREA _____ *IDX INCLUDE Yes No

***TYPE**

Restaurant Marina ***ASKING PRICE** _____

Retail Bar

Motel Professional ***ADDRESS** _____

Grocery/Supermarket

Recreational ***CITY** _____ ***STATE** _____ ***ZIP** _____

Automotive

Other

KEYWORDS

Only one option may be selected for the following keywords:

*BUILDING SQ. FT	*SETTING	*APPROX ACREAGE	*STORIES	*SUBTYPE
<input type="checkbox"/> 1—1000	<input type="checkbox"/> Street	<input type="checkbox"/> 0—.255	<input type="checkbox"/> One	<input type="checkbox"/> Business Only
<input type="checkbox"/> 1001—2000	<input type="checkbox"/> Greenbelt	<input type="checkbox"/> .26—.5	<input type="checkbox"/> Two	<input type="checkbox"/> Business w/ Property
<input type="checkbox"/> 2001—5000	<input type="checkbox"/> Lakefront	<input type="checkbox"/> .51—.755	<input type="checkbox"/> Three	
<input type="checkbox"/> 5001—10000	<input type="checkbox"/> Split Lakefront	<input type="checkbox"/> .76—1.50	<input type="checkbox"/> Four +	*AGE
<input type="checkbox"/> 10001—15000	<input type="checkbox"/> Golf	<input type="checkbox"/> 1.51—2.5	<input type="checkbox"/> Split	<input type="checkbox"/> Brand New
<input type="checkbox"/> 15001—20000	<input type="checkbox"/> River/Creek	<input type="checkbox"/> 2.51—5.00	<input type="checkbox"/> Other	<input type="checkbox"/> 1-5 Years
<input type="checkbox"/> 20001—30000	<input type="checkbox"/> Condo Project	<input type="checkbox"/> 5.01—10.00		<input type="checkbox"/> 5-10 Years
<input type="checkbox"/> 30001—50000	<input type="checkbox"/> Lakefront Condo Project	<input type="checkbox"/> 10.01—20.00		<input type="checkbox"/> 10-15 Years
<input type="checkbox"/> 50001—100000		<input type="checkbox"/> 20.01+		<input type="checkbox"/> 15-20 Years
<input type="checkbox"/> Over 100000				<input type="checkbox"/> 20+ Years

GENERAL INFORMATION

of Acres _____ Sub Area _____

***AGENT NAME** _____ Listing Agent DBA _____

Agent Email Address _____ Listing Agent Fax _____

Listing Agent 2 _____

Call to Show _____ Show Phone _____

Owner's Name _____ Owner's Phone _____

Occupied (Y/N/S) _____ Occupant Name _____ Occupant Phone _____

Management Name _____ Management Phone _____

***LISTING DATE** _____ ***EXPIRATION DATE** _____ (How Shown) _____

(*LISTING TYPE) _____ **(*SERVICE TYPE)** _____ ***FEE** _____

Variable Rate Commission (Y/N) _____ ***ALARM (Y/N)** _____ Sign (Y/N) _____ ***APN** _____

County _____ Lot # _____ ***COMMUNITY** _____

Lot Dimensions _____ Square Feet _____ Rentable Space _____

Usable Space _____ Zoning _____ Construction Phase _____

Est. Comp Date _____ Business Name _____ Current Use _____

Included in Sale _____ Frontage Feet _____ Fronts On _____

Allocated Seating _____ TRPA Plan Area _____ Confidential Statement Req. (Y/N) _____

SEZ _____ Year Built _____ Water Company _____

Directions _____

Virtual Tour _____

IDX Tour _____

FINANCING

1st Loan Amount _____	Total Loan Balance _____	Property Tax _____
Utility Expenses _____	Other Expenses _____	Management Expenses _____
Rental/Mo. Min _____	Rental/Mo. Max _____	Vacancy Rate _____
Gross Oper Inc/Yr _____	Gross Oper Exp/YR _____	Assumable (Y/N) _____
Total Mortgage _____	Gross Income _____	Net Income _____
Present Gross Income _____	Proj. Gross Income _____	Proj. Ins. _____
Proj. Taxes _____	Proj. CAM _____	Years-Lease Year Start _____
Years-Option Years _____	Original Term _____	Financing Terms _____

Public Remarks (512 Characters Max)

REMARKS

Addendum (512 Characters Max)

Under each Feature category circle all that apply

A. View

- 1. LKE Lake
- 2. PEK Peek
- 3. FIL Filtered
- 4. PANL Panoramic-Lake
- 5. PAN Panoramic
- 6. WOD Wooded
- 7. MNT Mountain
- 8. CTY City
- 9. GOL Golf
- 10. SKI Ski Resort
- 11. RVC River/Creek
- 12. MED Meadow

B. Opt/Financing

- 1. ASM Assume
- 2. OWC1 Owner May Carry 1st
- 3. OWC2 Owner May Carry 2nd
- 4. LWD Low Down
- 5. EXC Exchange
- 6. VA VA Loan
- 7. FHA FHA Loan
- 8. CNVL Conventional Loan
- 9. LEAS Lease
- 10. CALV Cal-Vet
- 11. TRD Trade
- 12. SUB Submit
- 13. LEAO Lease Option
- 14. AITD AITD/Wrap
- 15. SUB Subordinate
- 16. NON None

C. Topography

- 1. LEV Level
- 2. UPS Upslope
- 3. DWS Downslope
- 4. COR Corner
- 5. CDS Cul-De-Sac
- 6. GEN Gentle
- 7. STP Steep
- 8. FLA Flat
- 9. VAR Varies
- 10. OT Other
- 11. COR Corner
- 12. CDS Cul-De-Sac
- 13. GEN Gentle
- 14. FLA Flat

D. Exterior Features

- 1. GSP Gas Pump
- 2. GUT Gutters
- 3. LNDS Landscaping
- 4. LGS Lighting/Security
- 5. LOD Loading Docks
- 6. PRKC Parking/Covered
- 7. PK10 Parking/10+ Spaces
- 8. PK25 Parking/25+ Spaces
- 9. PK50 Parking/50+ Spaces
- 10. RVS RV Storage
- 11. UNGT Undergrnd Tanks
- 12. OT Other/See Remarks

E. Parking Surface

- 1. BLT Black Top
- 2. STN Stone
- 3. GRA Gravel
- 4. PVS Paved Surface
- 5. CON Concrete
- 6. NON None

F. Spc Disc

- 1. AVZ Avalanche Zone
- 2. LSA Land Slide Area
- 3. FLP Flood Plain
- 4. ARR Architectural Review
- 5. ENC Encroachment
- 6. CAR Court Approval Req.
- 7. LSL Leased Land
- 8. PRR Paved Road
- 9. NWW No Winter Water
- 10. NRPL No Roads Plowed
- 11. DRA Drainage
- 12. FUP Fixer Upper
- 13. UNT Underground Tank
- 14. STEZ Stream Environ. Zone
- 15. SUMP Sump Pump
- 16. EMVH Environmental Hazard
- 17. BCHF Beach Front
- 18. CLA Call Listing Agent
- 19. OT Other
- 20. NOD Notice of Default
- 21. SS Short Sale
- 22. REO Real Estate Owned
- 23. DR Deed Restricted

G. Heating

- 1. NATG Natural Gas
- 2. PRP Propane
- 3. ELE Electric
- 4. OIL Oil
- 5. SOL Solar
- 6. WOD Wood
- 7. GEO Geo Thermal
- 8. CFAH CFAH
- 9. HTP HT Pump
- 10. FLRF Floor Furnace
- 11. WLU Wall Unit
- 12. BSB Baseboard
- 13. HYD Hydronic
- 14. WDS Wood Stove
- 15. RAD Radiant
- 16. OT Other

H. Property Extra 1

- 1. EXA Exp Available
- 2. EXA Exp Available
- 3. FEN Fenced
- 4. FRA Fire Alarm
- 5. FRS Fire Sprinklers
- 6. HNF Handicapped Friendly
- 7. HTL High Traffic Location
- 8. HVS High Visibility
- 9. HFR High Frontage
- 10. HOP Home on Property
- 11. LND Land
- 12. LDD Loading Dock
- 13. OVD Overhead Door
- 14. RLS Rail Spur
- 15. RFS Refrigerator Space
- 16. RES Restrooms
- 17. SPM Sep Meters
- 18. SCS Security System

I. Construction/Ext.

- 1. ALU Aluminum
- 2. ASB Asbestos
- 3. ASP Asphalt
- 4. BRI Brick
- 5. CED Cedar
- 6. FRA Frame
- 7. LOG Log Masonry
- 8. STE Steel
- 9. VIN Vinyl
- 10. CON Concrete
- 11. PLY Plywood
- 12. OT Other

K. License ABC

- 1. FUL Full
- 2. OFF Off Sale
- 3. BW Beer/Wine
- 4. SEA Seasonal
- 5. OT Other See Remarks

L. Transmit to Internet

- 1. NO No
- 2. YES Yes

M. Handicap Friendly

- 1. NOS No Steps
- 2. RAM Ramps
- 3. WDH Wide Halls
- 4. ELE Elevator
- 5. FEWS Few Steps
- 6. BATD Bathroom Design
- 7. WD Wide Doors
- 8. OT Other

J. Info. With Broker

- 1. SUR Survey
- 2. EQU Equipment
- 3. ZON Zoning Uses
- 4. P&L P&L
- 5. DEM Demographics
- 6. LIC Licensing
- 7. INV Inventory
- 8. FLP Floor Plans
- 9. APP Appraisal
- 10. SFI Special Financing Info
- 11. DIS Disclosures
- 12. ARP Arch. Plans
- 13. ELC Electric
- 14. LEI Lease Info
- 15. NON None

FEATURES