

1015 12th NW, Albuquerque,
NM 87104



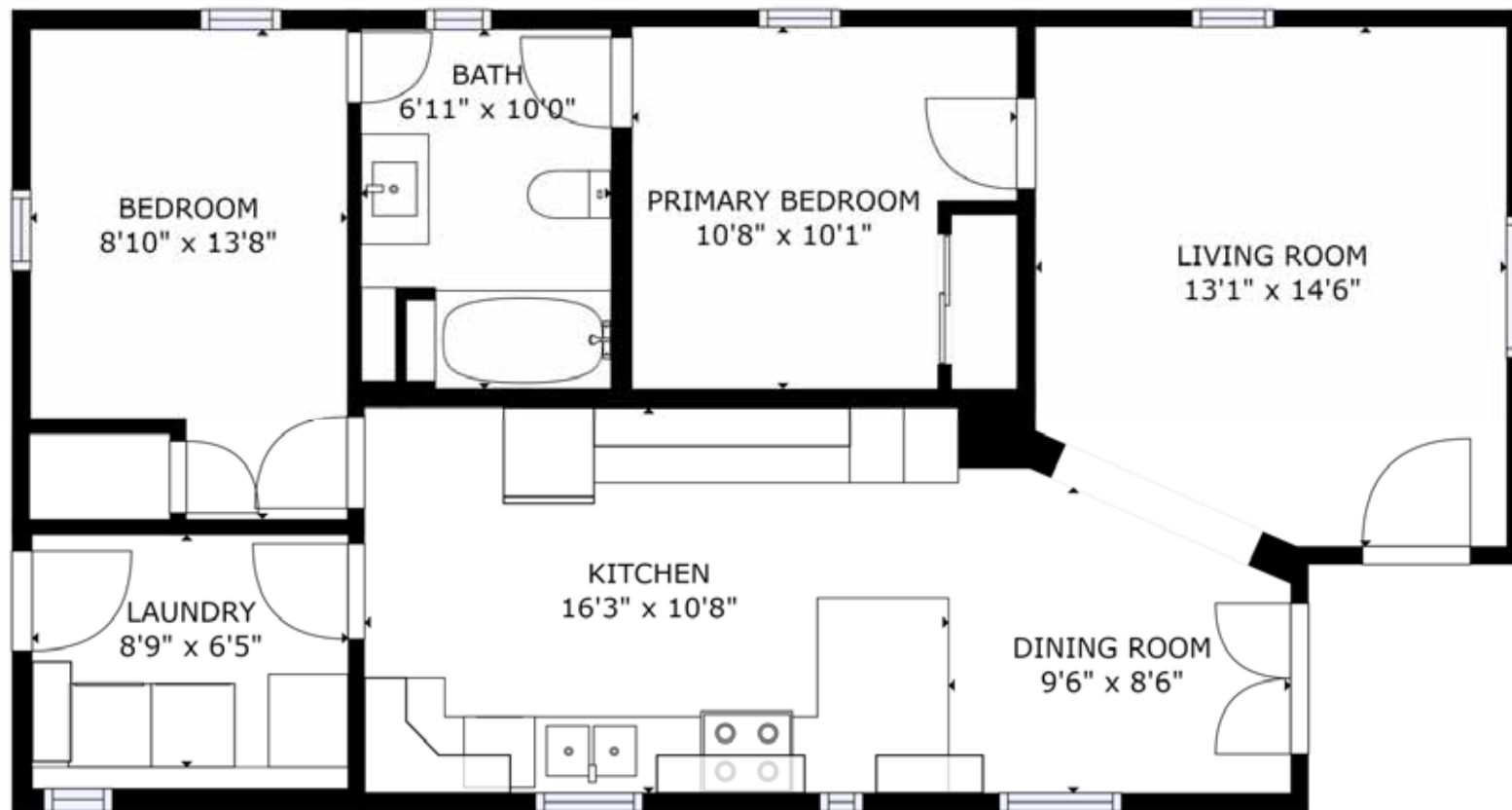
Virtual Tour Main <http://www.nmapartment.com/12th10153d>
Virtual Tour Bonus <http://www.nmapartment.com/12th10153d2>
Broker: Todd Clarke CCIM CIPS QB#13711
(disclosure broker is owner) NM Apartment Advisors Inc
(505) 440-TODD
tclarke@nmapartment.com
www.nmapartment.com

2 bedroom, 1
bathroom + bonus
unit in the rear that
is heated/cooled
could be ADU/
zoom Room / home
office

Units: 1
Bldg. Size: 1,216 sf
Bedrooms: 2
Bathrooms: 1
Bonus Rooms: 1
HOA: None
Year Renovated: 2022
Ask Price: \$384,500

Renovated downtown residence

Virtual Tour/Floorplan—Main house



Measurements are Approximate

Floorplan does not show the extra bonus rom that is heated /cooled and plumbed



Virtual Tour: <http://www.nmapartment.com/12th10153d>

Virtual Tour/Floorplan– Bonus Room



Measurements are Approximate

Floorplan does not show the extra bonus room that is heated /cooled and plumbed and could easily make a studio apartment, casita or guest quarters.

Virtual Tour: <http://www.nmapartment.com/12th10153d2>



Survey and Renovation List

BOUNDARY/STAKED SURVEY

LOT "E", NAVAJO ADDITION

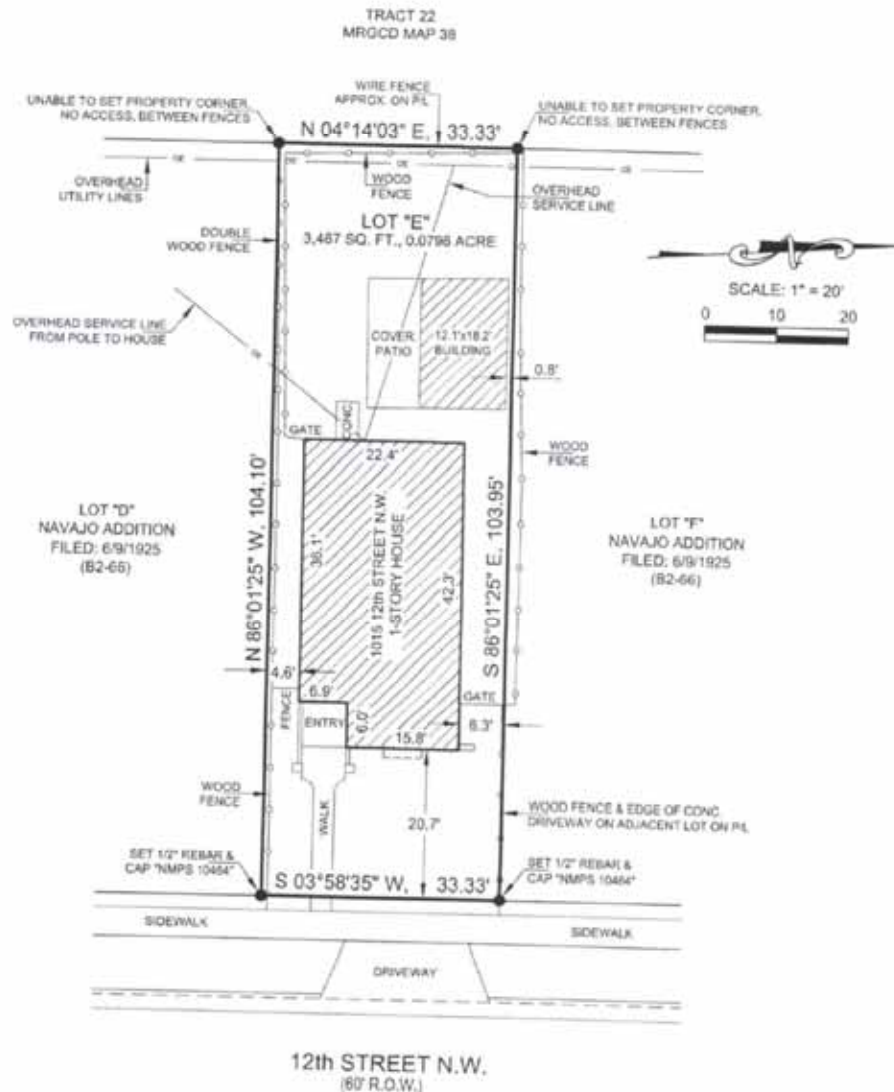
1015 12th STREET N.W., ALBUQUERQUE, BERNALILLO COUNTY, NEW MEXICO

NOVEMBER 2020

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LEGAL DESCRIPTION

Lot lettered "E" of the Navajo Addition, an Addition to the City of Albuquerque, New Mexico, as the same is shown and designated on the replat of Lots 2-3-4-5-7-8-9 of said Addition, filed in the office of the County Clerk of Bernalillo County, New Mexico on June 9, 1925, in Plat Book B2, folio 68.



Renovation List

New Concrete Driveway	2022
New Roof	2022
New Minisplit package units	2022
New Electrical panel and service	2022
Expanded Bathroom and renovated	2022
Expanded and renovate kitchen—new cabinets, lighting, seating and appliances	2022
Added hardwood floors to Kitchen area	2022
New roof mounted HVAC package unit	2022
New washer/dryer in laundry room	2022
New Windows	2022
Sanded and refinished hardwood floors	2022
Highspeed internet and subscription free security camera system	2022
Turned extra room into zoom bonus / live work office	2022

Exterior Photographs



Interior Photographs



Interior Photographs

