

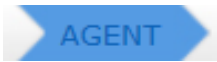
Business Opportunity



Realist Auto-filled Fields: Acres/Lot Sq. Ft., Legal Desc, Tax \$, Tax Year, School Dist, Street #, Street Direction, Unit, City, Zip, Zip4, Year Built

The Realist county assessor/tax record information is provided in the Matrix system. Information should be independently verified for accuracy.

Legend: **Required field** *Conditionally required*



Listing Agent Name: _____ **Co-Listing Agent Name:** _____



County: _____
___ El Paso ___ Teller ___ Chaffee ___ Custer ___ Douglas ___ Elbert ___ Fremont ___ Lincoln ___ Other ___ Park ___ Pueblo

Schedule Number: _____

Street Number: _____ **Street Direction:** ___ N ___ E ___ S ___ W

Street Name: _____

Street Type:
___ Street ___ Avenue ___ Road ___ Alley ___ Blvd. ___ Circle ___ Court ___ Cove ___ Drive ___ Grove
___ Heights ___ Highway ___ Lane ___ Loop ___ Park ___ Parkway ___ Path ___ Place ___ Plaza ___ Point
___ Square ___ Terrace ___ Trail ___ View ___ Way ___ Not Applicable

Unit Number: _____

City: _____ **State:** Colorado **Zip Code:** _____ **Zip 4:** _____

Subarea: _____

TCR Area:
___ CBD (Central Business District) ___ CDBF (Central Business District Fringe) ___ East ___ NE (Northeast)
___ NTH (North) ___ NW (Northwest) ___ OTH (Other) ___ SE (Southeast)
___ SW (Southwest) ___ West

Directions: (255 characters)

Legal Description: _____

Zoning: _____

Zone Entity:
___ Alma ___ Arriba ___ Brookside ___ Buena Vista ___ Calhan ___ Canon City
___ Castle Rock ___ Chaffee County ___ Coal Creek ___ Colorado Springs ___ Cripple Creek ___ Custer
___ Douglas County ___ El Paso County ___ Elbert County ___ Elizabeth ___ Fairplay ___ Florence
___ Fountain ___ Fremont ___ Genoa ___ Green Mtn Falls ___ Hugo ___ Kiowa
___ Larkspur ___ Limon ___ Lincoln County ___ Lone Tree ___ Manitou Springs ___ Monument
___ Not Available ___ Palmer Lake ___ Park County ___ Parker ___ Poncha Springs ___ Pueblo
___ Ramah ___ Rockvale ___ Salida ___ Silver Cliff ___ Simla ___ Teller County
___ Victor ___ Westcliffe ___ Williamsburg ___ Woodland Park



If Display on VOW is set to No, then Electronic Advertising, Display Address on Internet, Display w/Public Com, and Display w/Public Auto Val will all be set to No on submission of the listing.

Display Listing on VOW: ___ Yes ___ No

Electronic Advertising: ___ Yes ___ No

Display Address on Internet: ___ Yes ___ No

Display w/ Public Comments/Blog: ___ Yes ___ No

Display w/ Public Auto Valuation: ___ Yes ___ No

Type of Listing Agreement:

___ Exclusive Right to Sell-Lease-Exchange ___ Exclusive Right to Sell-Lease-Exchange-Named Prospect Exempt ___ Exclusive Agency

Service Level: ___ Full Service ___ Limited Service Variable Rate Commission: ___ Yes ___ No

Coop Trans Broker: ___ \$ ___ % ___ None TB Comp Amount: _____

Coop Buyer Agent: ___ \$ ___ % ___ None BA Comp Amount: _____

Incentives: _____

Appointment Contact: _____

Photo Required: ___ I agree to submit a compliant primary photo within 7 days

Agent/Showing Remarks: (528 characters) _____



Listing Price: \$ _____

Listing Date: _____

Expiration Date: _____

Involves Sale/Lease of Real Estate: ___ Yes ___ No If the listing does not involve the sale or lease of real estate, it is not authorized for inclusion in the PPMLS system. Unless the user has selected "Yes" to this prompt, the listing cannot be saved.

Terms Offered:

___ Bond ___ Builder Leaseback ___ Cash ___ Conventional ___ CTL/Qualify ___ FHA ___ FHA203k ___ Lease/Option ___ Owner Carry ___ Trade/Exchange ___ VA ___ VA Vendee ___ Other ___ See Show/Agent Remarks

Possession Terms:

___ Buyer Rent ___ DOD ___ DOD + Days ___ Negotiable/TBD ___ Seller Rent ___ Sub. Tenant ___ See Show/Agent Remarks

Closing/Title Company: _____

If selection not on the list, contact the RSC office at 635-5040

Earnest Money: \$ _____ Earnest Money Holder: _____

EM Promissory Note Acceptable: ___ Yes ___ No

Assumable Loan: ___ Yes ___ No

Assumption Information: ___ Escalate ___ Fee ___ Private ___ Substitution Required ___ Other ___ See Show/Agent Remarks

Existing Loan: ___ Yes ___ No

Loan Balance: \$ _____ Payment: \$ _____ Interest %: _____

Type of Business Opportunity: ___ Franchise ___ Manufacturing ___ Retail ___ Service ___ Other

Building Use:

___ Heavy Industrial ___ Light Industrial ___ Manufacturing ___ Office Bldg. ___ Office/Warehouse ___ Other
___ Restaurant ___ Retail ___ Shopping Center ___ Warehouse ___ See Prop Desc Remarks

SIC Code: _____

NAICS Code: _____

Building Sq.Ft. Avail: _____

Square Feet Source:

___ Appraisal ___ Assessor Records ___ Builder Marketing Material ___ Building Plans ___ Owner Measured
___ Plat Map ___ Realtor Measured ___ Vendor Public Record

Construction:

___ Adobe ___ Block ___ Brick ___ Frame ___ Frame/Brick ___ Log ___ Metal ___ Other
___ Prefab Construction ___ Steel Frame ___ Stone ___ Stucco ___ Wood ___ See Prop Desc Remarks

Business Name: _____

Business Description: _____

Type of Business: _____

Year Established: _____

Hours: _____

Days Open (Weekly): _____

Frontage: _____

Parking Spaces: _____

Annual Gross Sales: \$ _____

Cost of Goods Sold: \$ _____

Expenses: \$ _____

Net Profit: \$ _____

Price Includes Furn/Fix: \$ _____

Price Includes Equip/Veh: \$ _____

Price Includes Inventory: \$ _____

Price Includes Other: \$ _____

Down Payment: \$ _____

Due: _____

Lease Price: \$ _____ **Lease Per SqFt/Month:** ___ Yes ___ No **Lease Per SqFt/Year:** ___ Yes ___ No

Date Lease Expires: _____

Seller Name: _____

Tenant Pays:

___ Electricity ___ Gas ___ Insurance ___ Maintenance ___ Taxes ___ Water/Sewer ___ None
___ Other ___ See Show/Agent Remarks

Inclusions:

___ Active Solar ___ Air Conditioning ___ Apprais Av ___ Bldg/Lease ___ Bldg/Sale ___ Divisible
___ Drive-in Door ___ Elevator ___ Equipment/Lease ___ Equipment/Sale ___ Fuel Tank ___ Handicap Access
___ Land/Lease ___ Land/Sale ___ Liquor License ___ Loading Dock ___ Management Stays ___ None
___ Other ___ Outside St ___ Overhead Door ___ Passive Solar ___ Railroad ___ Security Fence
___ Sprinklers ___ See Prop Desc Remarks

Street Description:

___ City/Town Road ___ County Road ___ Driveway ___ Easement ___ Gravel ___ Highway ___ Maintenance Agreement
___ Paved ___ Private Road ___ None ___ Other ___ See Prop Desc Remarks

Extras: (255 characters)

Exclusions: (255 characters)

Property Description Remarks: (528 characters). Upper and lower case letters accepted. HTML not allowed. Use only to describe the physical attributes of the property. Do NOT include ANY contact, showing, financial or date information.

Supplemental Property Description Remarks: (1275 characters) The rules for Property Description Remarks also apply to Supplemental Property Description Remarks.

You can add up to **36** photos to each listing while it is incomplete or after it is active.

If you add the photos and attachments while the listing is incomplete, when it is submitted as Active, it will be in the MLS with the photos already on it.

If you add the photos after the listing has been submitted as Active, the listing will be in the MLS without photos but as soon as you add the photos, the listing will display those photos.