

PROPERTY REPORT

2643 S Velvet Falls Way, Meridian, ID 83642



Presented by

Marcy Kriege | Realtor/MBA

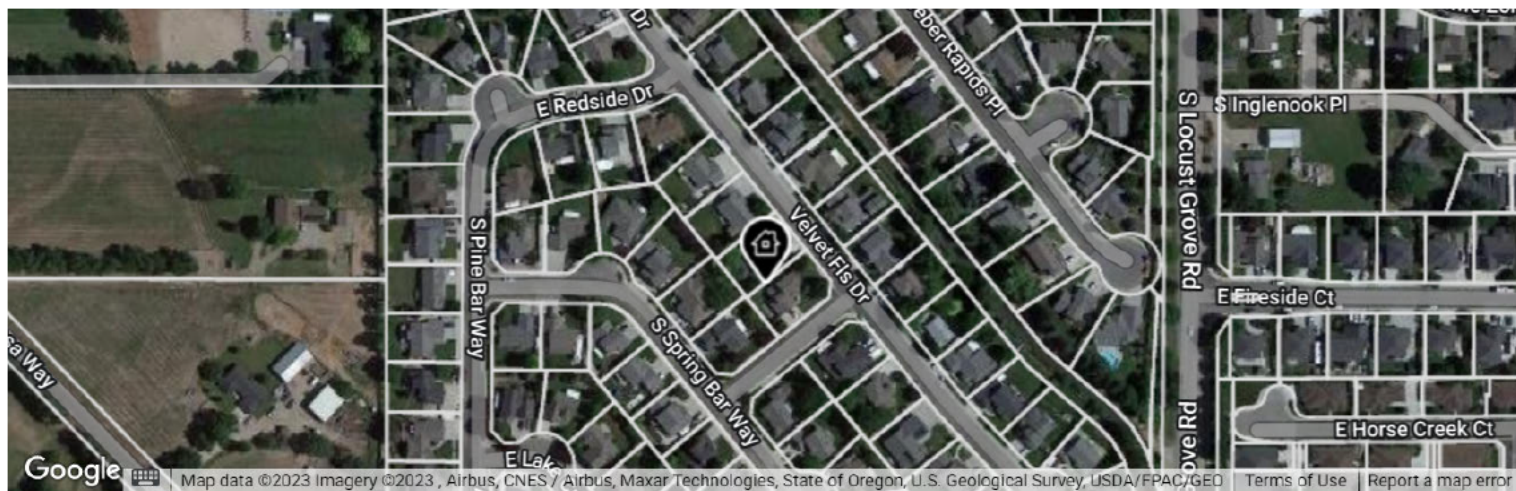


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2643 S Velvet Falls Way, Meridian, ID 83642



Legend:  Subject Property

● Active • New, New: 7/29/2023

List Price

\$474,950

Active Date: 7/29/2023
Listing ID: 98885345

Current Estimated Value

\$467,030

Last RVM® Update: 7/18/2023

RVM® Est. Range: \$434K – \$500K

RVM® Confidence: ★★★★★

↓ RVM® Change - Last 1 Month: -\$1,180

↓ RVM® Change - Last 12 Months: -3.1%

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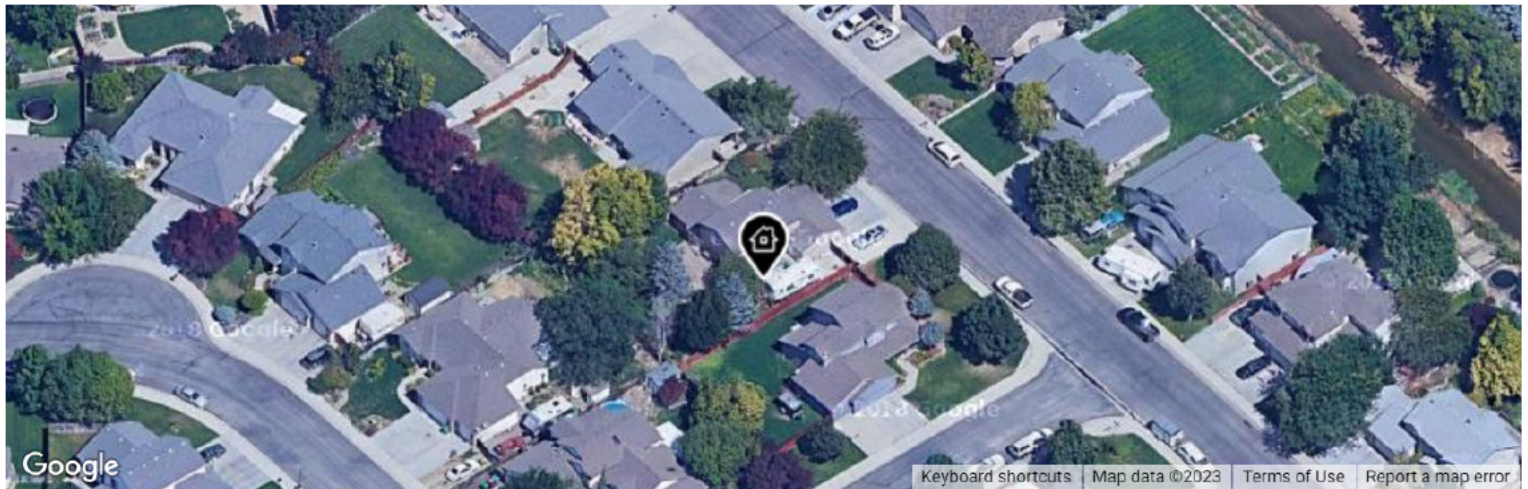
Home Facts

Public Remarks

Spacious and Inviting Interiors: Step inside and be greeted by the warm and inviting ambiance of this 4-bedroom, 3-bathroom haven. With an open-concept layout, the living spaces flow seamlessly, creating the ideal environment for family gatherings and entertaining guests. Gourmet Kitchen: The heart of this home is undoubtedly the gourmet kitchen. Equipped with top-of-the-line stainless steel appliances, Corian countertops, pantry, motion activated faucet gas stove and ample cabinetry, it's a culinary enthusiast's dream come true. Tranquil Outdoor Retreat: Step outside onto the expansive patio and be mesmerized by the cascading fish ready ponds. Whether you're sipping your morning coffee or enjoying an evening barbecue, this outdoor retreat with mature trees is the perfect place to unwind and create lasting memories. Luxurious Primary suite w/ walk in closet. All just a short drive to our luxurious shopping & eateries in The Village at Meridian.

Home Facts	Public Facts	Listing Facts	Realtor Refinements
Property Type	Single Family	Single Family	-
Property Subtype	Single Family Residential	Single Family	-
Bedrooms	4	4	-
Total Baths	3	3	-
Full Baths	3	3	-
Partial Baths	-	-	-
Living Area (sq ft)	1,793	1,793	-
Building Area (sq ft)	1,793	1,793	-
Lot Size	10,019 sq ft	10,018 sq ft	-
Lot Dimensions	10019 SF	-	-
Garage	Yes	Attached	-
Garage (spaces)	2	3	-
Year Built	1999	1999	-
Roofing	-	Composition Shingle	-
Heating	Yes	Forced Air, Gas	-
Cooling	Yes	Central Air	-
Fireplaces	1	-	-
Construction	-	Brick, Frame	-
Exterior Walls	Wood	-	-
Number of Units	0	-	-
Number of Stories	2	Two Story	-

Extended Home Facts



Legend:  Subject Property

Interior Features

Cooling	Central Air
Heating	Forced Air, Gas
Kitchen	Breakfast Bar, Dishwasher, Disposal, Microwave, Pantry, Refrigerator
General	Master Bath, Cable/Satellite, Family Room, Internet Included, Double Vanities
Approximate Finished	1793 sq ft
Primary Bedroom Size	13 x 14
Bedroom Size	10 x 11
Bedroom Size	10 x 11
Bedroom Size	9 x 12
Eating Area Size	10 x 13
Utility Room Size	7 x 8
Family Room Size	21 x 12
Kitchen Size	10 x 10
Living Room Size	14 x 13

Exterior Features

Construction	Brick, Frame
Garage	Attached
Roof	Composition Shingle
Sprinkler	Auto Sprinkler, Irrigation - Sprinkler
Sewer	Connected
Levels	Two Story
Water	City Water
Lot Size Features	Irrigation Available, Rv Parking Available, Storage Shed, Public Road
Lot Size Range	10000 SF - .49 AC

Room Sizes

Primary Bedroom	13x14	Utility Room	7x8
Bedroom	10x11	Family Room	21x12
Bedroom	10x11	Kitchen	10x10
Bedroom	9x12	Living Room	14x13
Eating Area	10x13		

Location Details

Subdivision	Salmon Rapids
Zoning	R-4

Homeowners Association Info

Dues \$160
Payments per Year 1

Schools (from Listing Data)

Elementary School Pepper Ridge Elementary School
Middle School Lewis And Clark
High School Mountain View High School
School District West Ada School District

(based on location)

Elementary School Pepper Ridge Elementary School
Middle School Lewis & Clark Middle School
High School Mountain View High School
School District West Ada School District

AARP Livability™ Index for 83642

This chart rates the overall livability of a selected ZIP code on a scale from 0 to 100. AARP Livability™ is a trademark of AARP Inc.

Data Source: [AARP](#)

Update Frequency: Annual

0-19 20-39 40-59 60-79 80-100



Housing	47
Affordability & Access	
Neighborhood	49
Access to Life, Work & Play	
Transportation	37
Safe & Convenient Options	
Environment	51
Clean Air & Water	
Health	65
Prevention, Access & Quality	
Engagement	49
Civic & Social Involvement	
Opportunity	60
Inclusion & Possibilities	

Property Photos

