

## Customer Condensed

18554 Bearpath Trail, Eden Prairie, MN 55347-3457

**Single Family**  
**(SF) Single Family**  
 Contingency: **None**

List #: **6201559**  
 Status **Active**

List Price: **\$1,400,000**  
 Close Price:  
 Type: **For Sale**



Total Bed/Bath: <b>4/5</b>	Property ID: <b>191162223002</b>
Garage: <b>3</b>	Year Built: <b>1999</b>
Neighborhood:	Tax Year: <b>2022</b>
Style: <b>(SF) Single Family</b>	Tax Amt: <b>\$14,123</b>
Stories: <b>One</b>	Assess Bal: <b>\$0</b>
Constr Status: <b>Previously Owned</b>	Tax w/ Assess: <b>\$14,123</b>
Foundation Sz: <b>2,355</b>	Assess Pend: <b>No</b>
Abv Grd Fin SF: <b>3,271</b>	Homestead: <b>Yes</b>
Bel Grd Fin SF: <b>2,070</b>	County: <b>Hennepin</b>
Total Fin SF: <b>5,341</b>	Days on Mkt: <b>0</b>
Acres: <b>0.490</b>	CDOM/PDOM: <b>0</b>
Lot Size: <b>106x200x106x200</b>	MapPg/Cd: <b>132/B3</b>
School Dist: <b>272 - Eden Prairie (952-975-7000)</b>	

### General Information

Legal Desc: <b>LOT 004 BLOCK 003 BEARPATH 5TH ADDN</b>	Common Wall: <b>No</b>	Fire #:
Multiple PIDs: <b>1911622230021</b>	Insur Fee: <b>\$0</b>	
Comp/Dev/Sub: <b>Bearpath 5th Add</b>		
Assoc Fee: <b>\$275/Monthly</b>		
Assoc Fee Incl: <b>Controlled Access, Professional Mgmt, Sanitation, Security Staff</b>		
Restr/Covenant: <b>Pets - Cats Allowed, Pets - Dogs Allowed, Pets - Number Limit</b>		
Lot Desc: <b>Irregular Lot, On Golf Course, Tree Coverage - Medium</b>		
Lake/WF: <b>Lake View</b>	Lake/WF Name: <b>Riley</b>	

### Structure Information

#### Rooms Information

Room	Level	Dimen
Living Room	Main	24x20
Dining Room	Main	14x13
Family Room	Lower	20x20
Kitchen	Main	16x11
Bedroom 1	Main	17x14
Bedroom 2	Upper	16x16
Bedroom 3	Lower	16x13
Bedroom 4	Lower	19x11
Four Season Porch	Main	16x12
Sun Room	Main	14x12
Laundry	Main	14x8
Office	Lower	14x9
Billiard Room	Lower	18x14
Exercise Room	Lower	10x10

#### Bathrooms

Total: <b>5</b>	3/4: <b>1</b>	1/4: <b>0</b>
Full: <b>3</b>	1/2: <b>1</b>	
Bath Desc: <b>3/4 Basement, Bathroom Ensuite, Full Basement, Full Master, Main Floor 1/2 Bath, Main Floor Full Bath, Private Master, Separate Tub &amp; Shower, Upper Level Full Bath, Walk-In Shower Stall</b>		

Heat:	<b>Fireplace, Forced Air</b>
Fuel:	<b>Natural Gas</b>
Air Cond:	<b>Central</b>
Water:	<b>City Water/Connected</b>
Sewer:	<b>City Sewer/Connected</b>
Electric:	<b>Circuit Breakers</b>
Garage:	<b>3</b>

#### Finished SqFt

Abv Gd: <b>3,271</b>
Blw Gd: <b>2,070</b>
Total: <b>5,341</b>

#### Total SqFt

Abv Gd: <b>3,271</b>
Main Fl: <b>2,855</b>
Blw Gd: <b>2,338</b>
Total: <b>5,609</b>

### Features

Special Search: **Main Floor Laundry**

Dining Room Desc: **Breakfast Area, Breakfast Bar, Eat In Kitchen, Informal Dining Room, Separate/Formal Dining Room**

Family Room Char: **Lower Level**

Fireplaces: **4 --Characteristics: Family Room, Gas Burning, Living Room, Master Bedroom, Other**

Appliances: **Air-To-Air Exchanger, Dishwasher, Disposal, Dryer, Exhaust Fan/Hood, Gas Water Heater, Microwave, Range, Refrigerator, Washer, Water Softener - Owned**

Basement: **Drain Tiled, Finished (Livable), Full, Sump Pump, Walkout**

Exterior: **Brick/Stone, Shakes, Wood** Fencing:

Roof: **Age 8 Years or Less, Asphalt Shingles, Pitched**

Amenities-Unit: **Cable, Ceiling Fan(s), Deck, Exercise Room, Hardwood Floors, In-Ground Sprinkler, Kitchen Center Island, Kitchen Window, Main Floor Master Bedroom, Master Bedroom Walk-In Closet, Natural Woodwork, Paneled Doors, Panoramic View, Patio, Security System, Sun Room, Tile Floors, Walk-In Closet, Washer/Dryer Hookup, Wet Bar**

Parking Char: **Attached Garage, Driveway - Concrete, Floor Drain, Garage Door Opener, Insulated Garage**

### Remarks

Public: **Beautiful Keith Waters home on a very special Bearpath Golf & Country club lot. Gated community with 24/7 guard. Located on the 16th fairway, pondside with views of Lake Riley. Shows like new. Wonderful 1 level living with an upper ensuite for nanny/teens/guests! Lovely golf course views thru walls of windows. Main suite is very generous & special with fireplace and in a wing of its own... amazing closet! Main level also includes a very nice updated stainless kitchen, hearth room, sunroom and 4 season porch. Great spaces for entertaining & family. A terrific mudroom, laundry room & powder room nearby. Loads of built ins for storage. Lower level has 2 bedrooms, 2 baths, family room, billiard area, wet bar, office and exercise room. Mechanicals are very strong with new furnaces, water heaters, water softener, and roof. Fresh paints & move in ready. Also a 3.5 car garage with built-ins & a golf cart area. Outdoor decks & patio area are perfect for entertaining and fun. A special home!**

Directions: **Hwy 5 west to Hwy 212 to Dell Rd exit, south to Bearpath, inside the gate turn right and follow Bearpath to home.**



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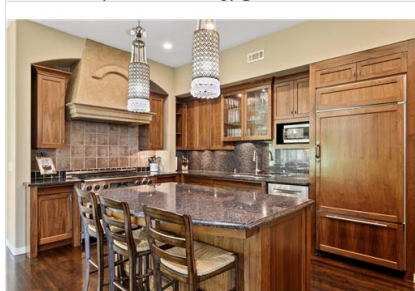


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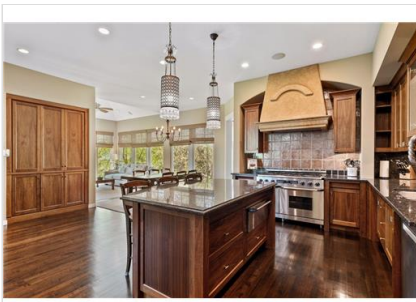


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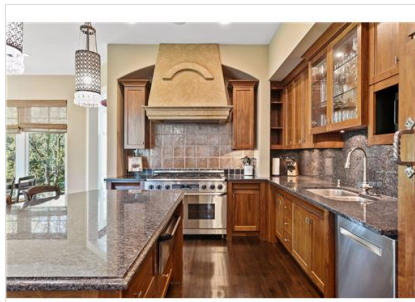


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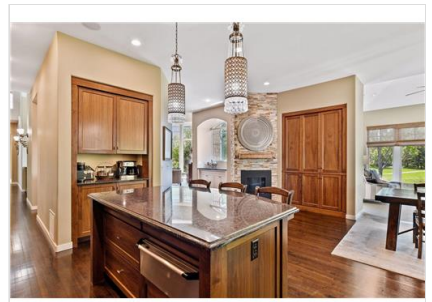


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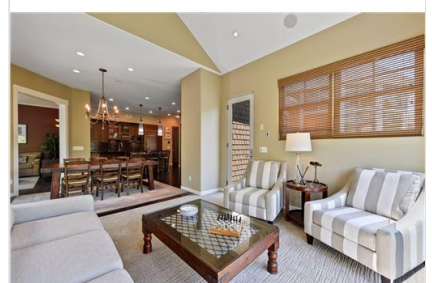


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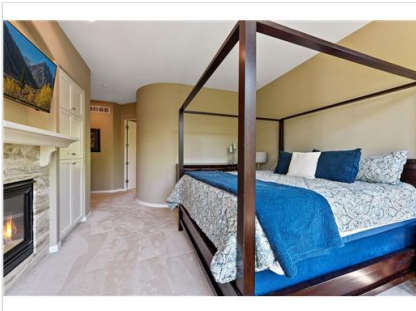


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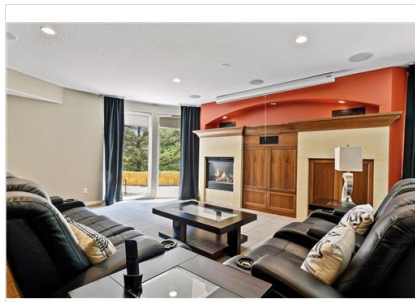


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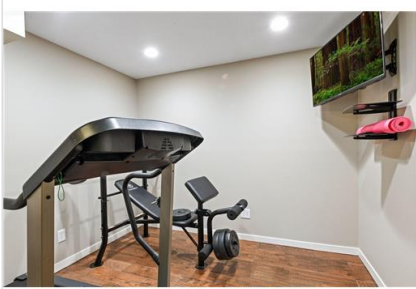


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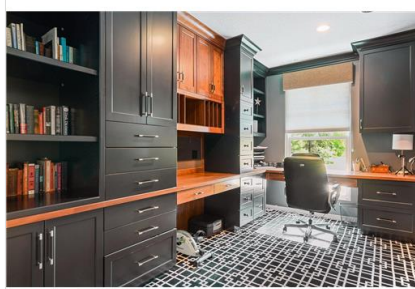


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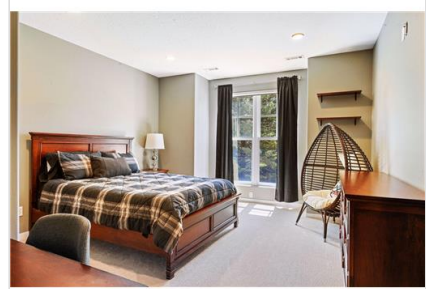


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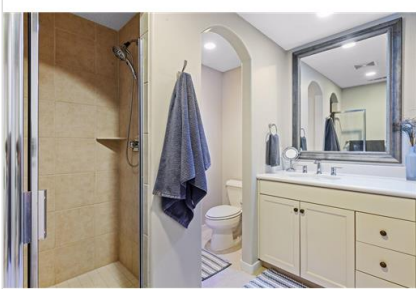


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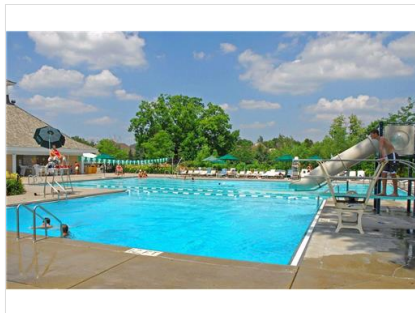


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