



LISTING QUESTIONNAIRE

Property Address 30246 Persimmon Drive, Spanish Fort, AL 36527

Age of HVAC 2018 When was the HVAC last serviced January

HVAC service provider _____ Contact info _____

Age of water heaters 2018 Electric or gas Electric Tankless? _____

Septic tank? _____ If yes then where is the septic tank and field lines located _____

Alarm system? _____ If yes, company name _____ Tel # _____

Age and type of oven Kitchen Aid - 2018 Age of dishwasher 2018 Age of microwave 2018

Cable provider _____ Internet provider AT & T

If you live outside city limits: Do you have an independent garbage company _____

If yes, company name _____ Tel # _____ Pickup days Fridays

Lawn care service _____ If yes, company name _____ Tel # _____

Homeowner Insurance company Orion - Walker Insurance Tel # (251) 422-9959

Average price 1495/year

Flood Insurance No If yes, company name _____ Tel # _____

Pool? _____ If yes, salt water chlorine Pool service provider _____

Subdivision amenities: Tennis Golf Boat access RV/Storage parking

Community pool Fitness Center Other

Meeting Room, Conference Center, Pickleball

Yearly HOA dues 1000 Renewal month _____ HOA contact name Candace Smith

Tel # 251-621-9927 Email candice@timbercreekpoa.com

Transfer fee of \$750 to be paid by the BUYER.

Utility providers and average costs for the last 6 months

Water service provider Daphne Utilities Average cost \$100

Gas service provider Daphne Utilities Average cost _____

Electric service provider Riviera Utilities Average cost \$160-215

Trash service provider Daphne Utilities Average cost _____

Other service providers Baldwin County Sewer Service Average cost \$62.50

Internet AT & T Fiber \$80.00

Do you have an existing survey Yes If yes please provide a copy _____

Do you have an existing termite bond Yes If yes, company name Waynes

Renewal amount \$360. Renewal month _____

Age of roof 2018 Any home certifications (GOLD or BRONZE certification) Gold

Additional items and/or updates you feel a buyer would need to know _____

Upgraded lighting and ceiling fans throughout. TV on patio will convey with the home. Extended Charleston

brick patio (12x10) outside of screened porch that was added in 2023. Daphne Utilities is water, trash, gas.

A paragraph or two about what you loved about living in the home (this will be put in the inhome portfolio for potential buyers)

Gorgeous Truland Built home located in Timbercreek - the private backyard is flat and has beautiful

landscaping. Each closet is a walk in with wood shelving. Hampton Bay fans in the guest bedrooms

added. Upgraded lighting added in both bathrooms. Gold Fortified Certificate has been renewed through

6/2029. Fridge, blinds, and Primary Bedroom curtains convey with the home along with the Porch TV.

Professional landscaping installed (boxwood/podocarpus hedge off back of house/patio). 60 feet of Large

Sweet Viburnum Hedge installed.

Short walk down to Timbercreek fitness center, golf, and large outdoor pool.