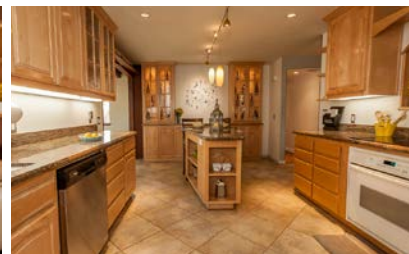
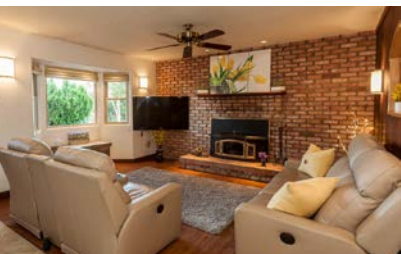


UPDATED HOME ON PARK-LIKE ½ ACRE LOT



4055 SANTA CRUZ RD.
ATASCADERO, CA 93422

OFFERED AT \$639,850

THEAVENUESLO.COM/PROPERTY/4055



Charmingly updated single-level 4-bedroom, 3-bathroom home situated on a park-like almost half acre full of amazing surprises. This is a property you don't like but fall in love with. The large and useable backyard includes picturesque trees, lpe wood deck with built-in hot tub, adorable and insulated doll house with electrical, above ground pool, fenced garden area, chicken coop and pigpen, and a rustic barn. The home's floor-plan perfectly balances open, naturally lit spaces with well-defined rooms for privacy. You walk into the living room with a brick fireplace and a wood stove insert for those cool winter evenings. Bright, updated kitchen with granite countertops, new black stainless fridge and induction cooktop, and large island with seating. The kitchen opens into a beautiful dining room with wood-vaulted ceiling and slider to backyard. Large master retreat with wood beamed ceiling, walk-in and cedar-lined closet, picture windows framing the backyard and spa-like bathroom with soaking tub. On the other side of the home you'll find the remaining 3 bedrooms and 2 bathrooms, including a second master bedroom with bathroom en-suite. Thirty solar panels are paid for to help power the completely electric home. All major systems have been recently upgraded including HVAC, roof, windows, and cosmetic upgrades throughout. This is a perfect home full of character to enjoy those warm summer evenings in a quaint neighborhood.

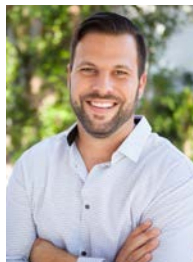


DISTINCTIVE DETAILS:

- Most major systems have been recently replaced/upgraded.
- Cosmetic updates throughout.
- 30 solar panels completely owned.
- Great combination of open concept while providing defined rooms & privacy.
- Updated kitchen with granite countertops and large island.
- Master retreat with cedar-line closet, wood-beamed ceiling and spa-like bathroom.

OUTDOORS:

- Park-like almost half-acre lot with picturesque trees.
- Rustic barn setup for entertaining.
- Ipe wood deck with built in hot tub.
- Fenced garden area, chicken coop and pigpen for those 4H projects.



JED DAMSCHRODER

Owner/REALTOR® BRE# 01886306

(805) 550 7960 **CELL** (805) 548 2670 **OFFICE** (805) 548 2671 **FAX**

jed@theavenueslo.com

1333 Johnson Ave, San Luis Obispo, CA 93401

THEAVENUESLO.COM