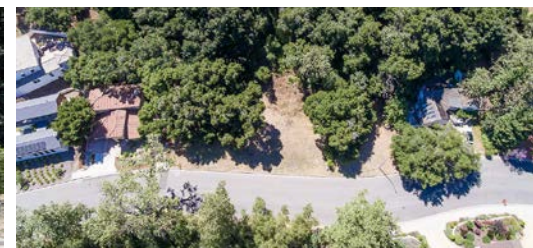




SAN LUIS DRIVE DREAM LOT

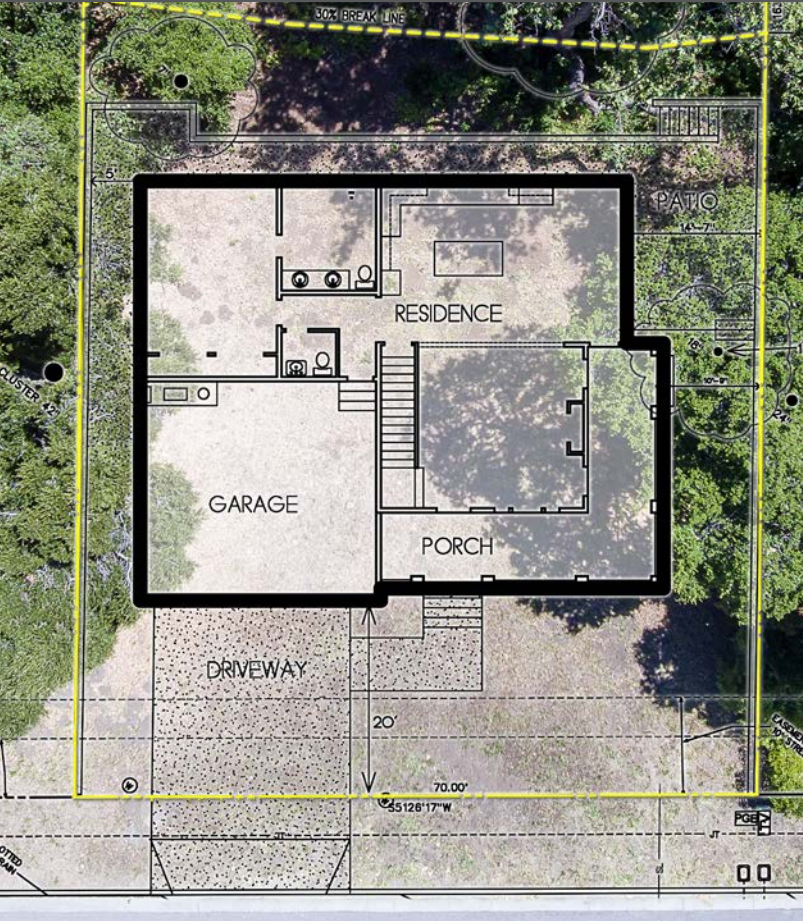


Build your dream house on this beautiful approximately 1/4 acre lot in the highly desirable San Luis Drive neighborhood. This lot has a peaceful and private feeling, yet is situated in an established neighborhood, close to downtown SLO, schools, beaches and wineries. The **11,761 square foot lot** comes with soon to be City approved, permit ready plans, featuring civil engineering, structural engineering, soil engineering, fire sprinkler plan, vegetation management plan, sewer lateral inspection, architectural review (ARC) and \$5000 building/plan deposit. The lot features a level building pad which greatly reduces grading and construction costs. Develop your own plan or use the existing plans to build a beautiful 2372 square foot 5 bedroom/2.5 bath home with indoor and outdoor living spaces in the best location within the highly regarded and prestigious San Luis Drive neighborhood.

2119 SAN LUIS DRIVE
SAN LUIS OBISPO, CA 93401

OFFERED AT \$539,000

WWW.THEAVENUESLO.COM/PROPERTY/2119



DISTINCTIVE DETAILS:

- San Luis Drive neighborhood
- Level building pad for 2372 sq ft home
- The 11,761 square foot lot comes with soon to be City approved, permit ready plans, featuring civil engineering, structural engineering, soil engineering, fire sprinkler plan, vegetation management plan, sewer lateral inspection, architectural review (ARC) and \$5000 building/plan deposit

OUTDOORS:

- Private and peaceful lot
- Surrounded by high-end custom homes
- Close to downtown SLO, excellent schools, shopping and beaches
- Established and highly regarded neighborhood
- Oak-filled lot that backs up to open space



AMY DAANE

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