

LISTING DETAIL - CLIENT HANDOUT for RESIDENTIAL



MLS # **108375**
 Status **ACTIVE**
 Price **\$242,500**
 Type **Single Family**
 Address **807 South**
 Cross Street **Shasta Ave.**
 City **Yreka**
 Zip **96097**
 Area **Yreka**
 APN# **061-101-230**

Glen Rizzardo
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 California Outdoor Properties
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Virtual

GENERAL

Associated Documents

Map

Neighborhood and School

# of Bedrooms	3	Apx Living Room	Yes	Length	
# of Bathrooms	2	Apx Master Bedroom	Yes	Width	
Garage Capacity	Two	Apx Bedroom 2	Yes	Make	
Apx Acres	0.27	Apx Bedroom 3	Yes	License #	
Stories	One	Apx Bedroom 4		Snow Load	
Apx SF	1870	Apx Dining Room	Area	Hud #	
Year Built	1991	Apx Breakfast Room		Serial #	
Within City Limits Y/N	Yes	Apx Kitchen	Yes	Apx Addl Living Qtr	
Subdivision	Chandler Estates	Apx Den		Ag Preserve Y/N	No
Lot Dimensions	Irreg	Apx Family Room		Sign Y/N	Yes
Sewage	Sewer	Apx Utility Room	Yes	Zoning	R-1
View	Hills	Apx Extra Room		Asking Price	\$242,500
Waterfront	None	Apx Workshop			
Heating	F/A Electric				
Water	City				

FEATURES

BATH AMENITIES	Double Sink, Shower Enclosure, Tub/Shower Enclosure	COOLING HEAT	Central Air F/A Electric, Other/See Remarks, Liquid Fuel Stove	ROOF EXTERIOR FOUNDATION	Composition Wood Perimeter
KITCHEN AMENITIES	Custom Cabinets	SEWAGE WATER INTERIOR FEATURES	Sewer City Bull Nose Corners, Vaulted Ceilings Ranch	/BASEMENT EXTERIOR AMENITIES	Deck, Landscaping, Lawn, Patio, RV Parking, Satellite, Shed, Sprinkler, Garden Area, Trees
WINDOWS FLOOR COVERING APPLIANCES	Double Pane, Vinyl Clad Carpet, Wood Dishwasher, Garbage Disposal, Range-Electric Blinds	STYLE FIREPLACE	Free Standing, In Living Room	STREET UTILITIES AVAILABLE	Paved Cable, Cell Service, Diesel, DSL, Electricity, Hard Line Phone, High Speed Internet
WINDOW COVERING LAUNDRY	On-Site, Utility Room	GARAGE TYPE	Garage Attached		

DIRECTIONS/REMARKS

Main St. to South, go to top of South, Home will be on the Right.

Lovely, clean and well maintained Yreka home on a quiet street in great neighborhood! This home is nice and light inside, with vaulted ceilings, lots of window, & hardwood floors in dining and kitchen. A nice pantry is conveniently located off of kitchen. Enjoy a nice master bedroom with walk-in closet. Outdoors, the home is nicely landscaped with a large deck (partly covered) great for entertaining. A garden shed and garden boxes are ready for a summer garden! There is behind the fence RV or boat parking on the side of the house, for those extra toys. If you're looking for quiet living in Yreka, take a look at this home today!

108375

Miscellaneous

Addendum:

