

## LISTING DETAIL - CLIENT HANDOUT for RESIDENTIAL



MLS # **20220834**  
 Status **ACTIVE**  
 Price **\$199,000**  
 Type **Single Family**  
 Address **11900 East St**  
 Cross Street **Sterling St**  
 City **Fort Jones**  
 Zip **96032**  
 Area **Fort Jones**  
 APN# **055-122-130**

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Virtual Tour:

### GENERAL Associated Documents Map Neighborhood and School

# of Bedrooms	<b>2</b>	Apx Living Room	Length
# of Bathrooms	<b>1</b>	Apx Master Bedroom	Width
Garage Capacity	<b>One</b>	Apx Bedroom 2	Make
Apx Acres	<b>0.50</b>	Apx Bedroom 3	License #
Stories	<b>One</b>	Apx Bedroom 4	Snow Load
Apx SF	<b>960</b>	Apx Dining Room	Hud #
Year Built	<b>2011</b>	Apx Breakfast Room	Serial #
Within City Limits Y/N	<b>Yes</b>	Apx Kitchen	Apx Addl Living Qtr
Subdivision	<b>The Rental</b>	Apx Den	Ag Preserve Y/N
Lot Dimensions	<b>54' x 400' x 54' x 400'</b>	Apx Family Room	Sign Y/N
Sewage	<b>Sewer</b>	Apx Utility Room	Zoning
View	<b>Town</b>	Apx Extra Room	Asking Price
Waterfront	<b>None</b>	Apx Workshop	
Heating	<b>Monitor</b>		
Water	<b>City</b>		

### FEATURES

WINDOWS	<b>Double Pane, Vinyl Clad</b>	COOLING	<b>Wall/Window</b>	ROOF	<b>Composition</b>
FLOOR	<b>Carpet, Vinyl</b>	HEAT	<b>Wood Stove, Monitor</b>	EXTERIOR	<b>Cement Board, Other</b>
COVERING			<b>-Oil</b>		<b>Perimeter</b>
APPLIANCES	<b>Microwave, Washer, Dryer</b>	SEWAGE	<b>Sewer</b>	FOUNDATION	
	<b>-Electric, Range-Electric</b>	WATER	<b>City</b>	/BASEMENT	
WINDOW	<b>Curtains, Some</b>	STYLE	<b>Other</b>	EXTERIOR	<b>Deck, Trees</b>
COVERING		FIREPLACE	<b>Free Standing, In</b>	AMENITIES	
LAUNDRY	<b>Utility Room</b>		<b>Living Room</b>	STREET	<b>Paved</b>
		GARAGE TYPE	<b>Garage Detached, Other</b>	UTILITIES	<b>Cell Service, Electricity</b>
		DRIVEWAY	<b>Gravel</b>	AVAILABLE	<b>Wood, Other</b>
				FENCING	<b>Town, Trees</b>
				VIEW	<b>Varies</b>
				TOPOGRAPHY	

### DIRECTIONS/REMARKS

Hwy 3 to Fort Jones, turn onto Sterling St at the Post Office, Right on East St, home will be on the left.

Cute, move in ready, 2 bedroom 1 bath home in Fort Jones! Built in 2011 with the advantages of modern construction, this home has a nice open living space with cute kitchen, lovely cupboards, and convenient dining room area. There are two sources of heat including a monitor as well as a wood stove. The home is located on nearly half an acre on the east side of town, which means you have your own little hiking area in the back yard, and the home is not in the flood zone! There is an old detached wood garage in the backyard as well as a nice front yard space to look out over as you sit on the covered front porch. Call today for your private showing!

20220834

Miscellaneous

Addendum:

