

8585 CASANOVA AVENUE, ATASCADERO, CA 93422

INFORMATION HEREIN DEEMED RELIABLE BUT NOT GUARANTEED. VERIFY INDEPENDENTLY.



Secluded Level

1.5 Acres

4 Bedrooms

2 Baths

2,293 SqFt

MLS #SP17207936



Your chance to live westside on secluded picturesque Casanova Drive in 3F Meadows in a custom built, original owner's move-in ready home with your own level acre and a half studded with historic oak trees and landscaped with lawns front and back. Wildlife abounds in this parklike setting—deer, quail, bunnies, turkeys, and song birds will entertain you. The micro climate includes a cooling breeze that rolls up from Morro Bay and over the coastal range during the afternoon. Opening to a formal tiled entry, this lovely single story, 4-bedroom 2-bath wing plan with a huge open kitchen and great room with fireplace will charm you. Each wood trimmed window faces a parklike setting, with the westside facing a bricked patio, firepit, and a pool site. The large, light filled renovated baths will steal your heart. Beautiful hardwood floors and upgraded natural carpet add the finishing touches. With an indoor laundry, immaculate condition, ample storage, an oversized garage, a security system, and outside shed, you will want to make your dream of living on the Central Coast a reality.



\$699,000

Making the Most of Today's Opportunities!

Call for Details on this Home
805-235-7197

www.CherylBurcheri.com



www.8585Casanova.com

C H E R Y L B U R C H E R I

R e a l E s t a t e B r o k e r

Upgrades to 8585 Casanova Atascadero 93422

Security Alarm System

Septic Tank 20 years old

40 year roof, 25 years old

Furnace is 11 years old

New Air Conditioner

Original real oak boards meticulously maintained

High grade carpet throughout bedrooms and living room

Both master and guest bathrooms remodeled

Newly replaced white doors throughout home

Plantation shutters in three bedrooms

Quality wood slat blinds throughout family room living room & master bedroom

Garage recently painted, newer garage door opener

Furnace 11 years old

Newer stainless refrigerator and dishwasher

New air conditioner

Dual pane windows throughout house

Automatic sprinklers in front and back yards

Used brick (from Buellton) wood burning fireplace and hearth

City water, septic tank