

Client Summary Report

Listings as of 07/26/22 at 9:13am

Sold 01/14/22	Listing # 566795	1375 E Via Marbella Dr, Fresno, CA 93730-8810	Listing Price: \$699,888
	County: Fresno	Cross St: Copper/Cedar	



Property Type	Residential	Property Subtype	Single Family
Area	730	Approx Square Feet	3141 Tax Records
Beds	4	Price/Sq Ft	\$216.49
Baths	3	Pool	Yes
Garage Spaces	2	Lot Sq Ft(approx)	6510 ((Tax Records))
Year Built	2006	Lot Acres (approx)	0.1494
APN	57912028S	SP % LP	97.16
DOM/CDOM	82/82		
Selling Price	\$680,000		

Additional Pictures

School District	Clovis Unified	HIGH Clovis North	JRHI Granite Ridge	GRAD Fugman
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Directions Take Copper to Cedar, north on Cedar, left on Via Marbella. Home is on left.

Marketing Remark Stunning Granville home in prestigious Copper River Community! This 4B/3BA home has new interior paint and carpet. The large living area with fireplace and custom window shades is open to the kitchen, boasting granite counters, stainless steel appliances, and center island. Enjoy the living room and formal dining with friends and family. The home has abundant natural light. Downstairs are 1 large bedroom, another room with double doors that could be an office, work out space, or playroom, plus a full bath. Upstairs you will find a generous master bedroom with beautiful bathroom featuring dual vanities, laminate flooring, and huge walk in closet. There are two more bedrooms, plus a jack and jill bathroom, and large loft area which has lots of possibilities. The backyard features a lovely pool with security gate, and covered patio area. Near Woodward Park walking trails, River Park shopping and dining and Clovis Unified schools!

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 U.S. Patent 6,910,045



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