

Client Summary Report

Listings as of 08/11/22 at 9:37am

Sold 07/13/22	Listing # 578175	610 E Peralta Way, Fresno, CA 93704-6115	Listing Price: \$425,000
	County: Fresno	Cross St: W/Wishon N/McKinley	



Property Type	Residential	Property Subtype	Single Family
Area	704		
Beds	3	Approx Square Feet	1433 Tax Records
Baths	2	Price/Sq Ft	\$294.84
Garage Spaces	1	Pool	Yes
Year Built	1921	Lot Sq Ft(approx)	7800 ((Tax Records))
APN	44429302		
DOM/CDOM	12/12	Lot Acres (approx)	0.1791
Selling Price	\$422,500	SP % LP	99.41

Additional Pictures


School District	Fresno Unified	HIGH Fresno	JRHI Fort Miller	GRAD Heaton
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Directions W/Wishon, N/McKinley

Marketing Remark

Charming 3 BD, 2 BA California Bungalow located near Fresno High in the Historic Tower District. This home has wonderful curb appeal complete with an attractive designer craftsman color palette, mature landscape and a wrap around front porch. Large living room with picture window, attractive fireplace & hearth, and original hardwood floors. Light & bright formal dining room has a built-in buffet with glass doors and a pedestrian door to the front porch making it easy to unload your groceries or simply to head out for a cup of coffee. Gourmet, custom kitchen with beautiful mosaic tile, an abundance of custom cabinetry, chefs range with pot filler plumbed right above, moveable island, coffee station and more. Master suite is lovely with a luxurious bathroom with a beautiful vanity, sink, large shower and period-like black & white tile. The 2nd bedroom which is currently used as a den has French doors that lead out to a private wood deck. The 3rd bedroom has an L shaped built in workstation great for a home office or craft room with adjoining bathroom. Inside laundry. The backyard boasts a lovely inground swimming pool, spa and raised planting beds for those who like to garden. Close to restaurants, theater, coffee houses & more.

The number of bedrooms and bathrooms differ from Tax Records, Buyer to verify if important.

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