

Client Summary Report

Listings as of 12/09/22 at 10:46am

Sold 11/09/22 **Listing # 587343** **1007 E Buckhill Rd, Fresno, CA 93720-0608** **Listing Price: \$499,000**
County: Fresno **Cross St: Champlain/ Perrin**



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|----------------------|-------------|---------------------------|----------------------|
| Property Type | Residential | Property Subtype | Single Family |
| Area | 720 | Approx Square Feet | 1902 Tax Records |
| Beds | 3 | Price/Sq Ft | \$247.11 |
| Baths | 2.50 | Pool | No |
| Garage Spaces | 3 | Lot Sq Ft(approx) | 8720 ((Tax Records)) |
| Year Built | 1990 | Lot Acres (approx) | 0.2002 |
| APN | 40133208 | SP % LP | 94.19 |
| DOM/CDOM | 10/101 | | |
| Selling Price | \$470,000 | | |

Additional Pictures

School District Clovis Unified **HIGH** Clovis East **JRHI** Kastner **GRAD** Valley Oak

Directions South of Champlain Dr and West of Perrin Avenue.

Marketing Remark Price Reduction! Come take a look at this bright and airy two-story home located in a cul-de-sac! Let's take a tour of this home featuring 3 bedrooms, 2.5 baths and great curb appeal. Downstairs you will find an inviting living room open to the dining area along with a separate family room that spreads out to the breakfast nook and kitchen. Kitchen has granite counters, built in range, microwave & dishwasher. There is also a half bath and laundry room. Upstairs you will find 3 bedrooms which includes a good-sized master bedroom and master bath along with 2 guest bedrooms and hall bathroom. Home also includes granite counter tops in both bathrooms, tile roof, in-door laundry room, 3 car garage, and both front and back yards have well maintained and mature landscape. Property is located in one of the most desirable area in NE Fresno and within the Clovis Unified School District. Beautifully maintained neighborhood in close proximity to Woodward park, schools and shopping. See photos for details. Do not wait! Call today for a private viewing.

Presented By:

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December 2022

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U.S. Patent 6,910,045



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