## Caravan Detail
### Wednesday Caravan 12/04/19

<table>
<thead>
<tr>
<th>Listing Price</th>
<th>Address</th>
<th>Listing#</th>
<th>DOM/CDOM</th>
</tr>
</thead>
<tbody>
<tr>
<td>$360,000</td>
<td>652 N Burl Ave, Clovis, CA 93611-6153</td>
<td>534017</td>
<td>13/13</td>
</tr>
</tbody>
</table>

**Cross St:** Armstrong

**Driving Directions:** East on Behymer to south on Fowler. East on Alluvial. South on Oak Ln. East on Chennault Ave. South on North Burl Ave.

**Marketing Remarks:** This lovely home is a Cambridge Georgetown model. This four bedrooms, three-bath home located in the Clovis Unified School District is ready for a family who is looking for friendly neighbors, lots of bedrooms, and a quiet neighborhood. The backyard has a full view of a ponding base, which creates a serene setting with wildlife and a lake view. As pleasant as the community is, it's always nice to have one less neighbor looking over your fence. The 3rd garage has a drive-thru into the backyard with lots of room to store small recreational vehicles or for the car enthusiast. The Holidays are upon us, and this is your chance to spend Christmas in your new home. Call now to set an appointment to view.

**Comments:** On lockbox please preview

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<tr>
<th>Area</th>
<th>Beds</th>
<th>Baths</th>
<th>SqFt</th>
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<tbody>
<tr>
<td>611</td>
<td>4</td>
<td>3</td>
<td>2236</td>
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<tr>
<th>Cross St: Herndon/Willow</th>
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<td>12/12</td>
<td>4</td>
<td>2</td>
<td>1840</td>
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**Driving Directions:** South of Herndon/East of Willow

**Marketing Remarks:** Location Location Location....Beautiful 4 bedroom 2 bath home in desirable Clovis Area and Clovis Unified School District. Gorgeous updated granite counter tops and large center Island in kitchen just in time for the holidays and entertaining. Spacious living room and bedroom's. Seller has done many upgrades including tile flooring in every room of the house, freshly painted interior walls, finished walls and ceiling in garage. Large oversized lot with plenty of fruit and nut tree's in backyard. Near several popular shopping centers and grocery stores including Trader Joe's. Did I mention Location? This wonderful home is located where you can get just about anywhere in Clovis and North Fresno in no time at all. Homes in this area don't last long on the market. Call to schedule your private showing or visit our Open House this Saturday and Sunday from 1-3.

**Comments:** 12:30-2:30 Raffle for a $50.00 Visa card also enjoy Coffee & Donuts. Please drop your business card into raffle box winner will be picked at FAR by Bob right after open house winner will be notified and can be picked up at FAR at your convenience.

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<tr>
<th>Area</th>
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<th>Office</th>
<th>Agent</th>
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<tbody>
<tr>
<td>612</td>
<td>Single Family</td>
<td>HomeSmart PV and Associates (ID: 8175801) 559-473-2555</td>
<td>Mona Aguayo (ID: 18830)</td>
</tr>
</tbody>
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<tr>
<th>Structure</th>
<th>Year Built</th>
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Caravan Detail
Wednesday Caravan 12/04/19

Starting location:        Starting time: 10:00am

0 $339,900  2880 17Th Ave, Kingsburg, CA 93631-3101
Listing# 533953

Cross St: Solig
DOM/CDOM 13/13 Beds 3 Baths 2 SqFt 1646

Driving Directions From Sierra st make a left onto 18th. Take 18th/Mendocino past Kamm Ave then a left onto Solig and left on 17th. House is second one in on your left.

Marketing Remarks This price will MOVE YOU!! This beautifully updated gem is ready for you to make it your home. The open floorplan and oversized kitchen island make hosting get-togethers a breeze. This stunner boasts beautiful wood-look tile throughout, granite in the kitchen and bathrooms, a wine fridge in the island and much, much more. The single car portion of the garage has been converted for use as a home gym and could be utilized as a craft studio or even a man cave...hang up the dart board and have a great time! The large sliding glass door leads to your backyard oasis with a glistening pool complete with a water feature. The summer BBQs are always better by the pool and for those really hot days the brand new A/C unit was just replaced in July of 2019 and will keep you cool on those hot summer nights. Don't miss your chance to check this one off your Christmas wish list, it won't last long!

Comments

Area 631 SubType Single Family
Office Realty World Advantage (ID: 1882) 559-583-8852 Agent Kelly E Mahoney (ID: 22412)
Structure (approx sq ft) 1646 Year Built 2001
Lot Size (approx sq ft) 7770 Owner

0 $329,900  4310 N Safford Ave, Fresno, CA 93704-3509
Listing# 534313

Cross St: Palm/Swift
DOM/CDOM 1/1 Beds 3 Baths 2.5 SqFt 2457

Driving Directions From Palm and Gettysburg, head south. Make a right turn onto Swift. The home is on the northeast corner of Swift and Safford.

Marketing Remarks This home was designed and built in 1963 and has been occupied by the same family for over 55 years. When you enter through the front door, the beautiful Terrazzo tile entry leads you into the formal living area where the iconic wall-to-wall, floor-to-ceiling pinch pleat drapes will take your breath away. If that isn't enough to stop you in your tracks, the vaulted ceiling and grandness of the space should do the trick. Continuing on into the family room, the rich warmth of the wood paneling and floor to ceiling stacked limestone fireplace will make you want to get cozy and relax while looking out through the large picture windows into the backyard. The kitchen and formal dining room are set up perfectly for entertaining as is the half guest bath just off the kitchen. The brand new roof, mature landscaping and fruit trees throughout the property make this home one not to miss.

Comments 11am-1pm

Area 704 SubType Single Family
Office Premier Valley Realty (ID: 81009) 559-272-9676 Agent Megan J Thompson-Shultz (ID: 22955)
Structure (approx sq ft) 2457 Year Built 1963
Lot Size (approx sq ft) 14300 Owner M Bill Bohigian
Caravan Detail

Wednesday Caravan 12/04/19

Starting location: Starting time: 10:00am

0. $329,900  336 E Cornell Ave, Fresno, CA 93704-5413  Listing# 534371

Cross St: Palm and Cornell  DOM/CDOM 0/0  Beds 3  Baths 2  SqFt 1417

Driving Directions From Shaw, south on Palm. Right on Cornell.

Marketing Remarks Beautiful update Tudor, newer kitchen, bathroom and original hardwood flooring. Three bedroom with 2 bathrooms, formal dining area, breakfast nook area. Need that extra private room for guest checkout back with heating and AC and shower over looking relaxing court yard. Small basement for storage.

Comments

Area 704  SubType Single Family
Office Guarantee Real Estate (ID: 51003) 559-650-6030  Agent Barbara A Williams-Cox (ID: 20063)
Structure (approx sq ft) 1417  Year Built 1946
Lot Size (approx sq ft) 6250  Owner Toni Martello

0. $379,999  2545 E Hillview Ave, Fresno, CA 93720-4425  Listing# 534323

Cross St: Shepherd/Chestnut  DOM/CDOM 1/1  Beds 5  Baths 2  SqFt 1804

Driving Directions Cross streets Chestnut and Shepherd Turn right on E yeargin dr, Turn Right on Matus Ave, Turn left onto E Hillview Ave, the house is on your right.

Marketing Remarks Make an appointment today to see this beautiful home located in Clovis North Area! This home has been tastefully updated with style and is ready for move in. Featuring 5B/2BA, Kitchen is bright and modern, with new appliances(2019), Granite countertops, and spacious island. Master bath features dual sinks and soaking tub along with walk in closet with ample storage. New carpet in bedrooms and hallway, bathrooms have been updated with granite countertop, new undermount sinks, and fixtures. The backyard is relaxing and designed to entertain with pool and sitting areas. Clovis schools are only miles away, and River Park, Woodward Park, just a short drive. Walking/bike trail within minutes. Come see this gem before its gone!

Comments Lunch Will Be served, $ 25 Gift drawing Come see 11am-1pm.

Area 720  SubType Single Family
Office Guarantee Real Estate (ID: 51011) 559-434-1600  Agent Mandeep Kaur (ID: 24094)
Structure (approx sq ft) 1804  Year Built 1997
Lot Size (approx sq ft) 9750  Owner
### Caravan Detail

**Wednesday Caravan 12/04/19**

**Starting location:** Fresno, CA 93720-0885

**Driving Directions:**
- Cross St: S/Fort Washington, E/Friant

**Marketing Remarks:**
This Exceptional Custom Home is situated on a cul-de-sac lot in NorthEast Fresno offering Clovis Schools. The Grand Entry leads to the Spacious Great Room with A Fireplace, Built-ins and an abundance of Windows for natural light. The Formal Dining Room can accommodate a large Gathering. The Chefs Kitchen features a Center Island, Granite Counters, Two Ovens, Two Microwaves, Two Dishwashers, 5 Burner Gas Cooktop, Extra Large Pantry. Adjacent Morning Room offers a Fireplace and Built-in Desk areas. Two Downstairs Bedrooms share a Bath. The Upstairs boasts a Master Suite featuring Two Master Baths, Exercise Room, Sitting Area and Two Balconies and a Deck. Also a Suite with Two Bedrooms, Sitting/Play Room w/shared Bath and a Laundry Room. The Rear Yard offers an outdoor Kitchen/BBQ area, Sparkling Pool and Spa, Fruit Trees, Staircase to the upstairs Master Deck. Other amenities include a 4+ Car Garage, RV Area, Tile Roof, Two Laundry Areas. See attached list of all the special features.

**Comments:** Hosted 11-1 Stop by and enter your card to win a 100 Manhattan Gift Card

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**Listings as of 12/03/19 at 12:05pm**

**0 460 E Ascot Pl, Fresno, CA 93720-0885**

**Listing# 522122**

- $995,000
- **DOM/CDOM** 221/221
- **Beds** 5
- **Baths** 5
- **SqFt** 5075

**Driving Directions:**
- Cross St: S/Fort Washington, E/Friant
- DOM/CDOM 221/221
- Beds 5
- Baths 5
- SqFt 5075

**Marketing Remarks:**
This Exceptional Custom Home is situated on a cul-de-sac lot in NorthEast Fresno offering Clovis Schools. The Grand Entry leads to the Spacious Great Room with A Fireplace, Built-ins and an abundance of Windows for natural light. The Formal Dining Room can accommodate a large Gathering. The Chefs Kitchen features a Center Island, Granite Counters, Two Ovens, Two Microwaves, Two Dishwashers, 5 Burner Gas Cooktop, Extra Large Pantry. Adjacent Morning Room offers a Fireplace and Built-in Desk areas. Two Downstairs Bedrooms share a Bath. The Upstairs boasts a Master Suite featuring Two Master Baths, Exercise Room, Sitting Area and Two Balconies and a Deck. Also a Suite with Two Bedrooms, Sitting/Play Room w/shared Bath and a Laundry Room. The Rear Yard offers an outdoor Kitchen/BBQ area, Sparkling Pool and Spa, Fruit Trees, Staircase to the upstairs Master Deck. Other amenities include a 4+ Car Garage, RV Area, Tile Roof, Two Laundry Areas. See attached list of all the special features.

**Comments:** Hosted 11-1 Stop by and enter your card to win a 100 Manhattan Gift Card

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**0 4367 W Saginaw Way, Fresno, CA 93722-4851**

**Listing# 532665**

- $295,000
- **DOM/CDOM** 35/35
- **Beds** 4
- **Baths** 1.7
- **SqFt** 1798

**Driving Directions:**
- Cross St: Ashlan/blythe
- West on Ashlan/South on Blythe...use GPS

**Marketing Remarks:**
Only a year old, this spacious Northwest Fresno home has great curb appeal. It features granite counter tops, stainless steel appliances, an open concept living, kitchen and dining area with tile flooring in high traffic areas. This home is perfect for growing families, or for those who need extra space. The fourth bedroom is generously sized and can be used as an office, den, or study. Cozy backyard for easy upkeep, ceiling fans through out, walk in closets, and pantry. ***OWNED SOLAR***

**Comments:** Mimosas and donuts

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