

## Caravan Detail

### Wednesday Caravan 01/25/23

Starting location: Starting time: 10:00am

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**0 \$340,000**      **5556 W Cotton Ave, Fresno, CA 93722-8747**      **Listing#588997**

**Cross St: Mckinley & Polk**      **DOM/CDOM 14/14**      **Beds 3 Baths 2 SqFt 1210**

**Driving Directions** South on polk then right on cotton

**Marketing Remarks** Take a look at this charming little home in the central unified school district sitting in a well established neighborhood. This home features 3 beds and 2 baths and a 2 car garage. The home has a tile roof and sits on a 6,000 sq. ft lot. This home is priced to sell and is ready for you to set your appointment to view today!!

**Comments** 10:00am-2:00pm apps. and drinks to be served, stop by and leave business card to win \$50 Mad Duck GC

**Area** 722      **SubType** Single Family  
**Office** Fresyes Realty (ID: 2900) 559-286-0055      **Agent** Joey S Vasquez (ID: 22390)  
**Structure (approx sq ft)** 1210      **Year Built** 2009  
**Lot Size (approx sq ft)** 6000      **Owner** Eric Jose Mendez & Monica Christa Garcia

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**0 \$799,000**      **10873 N Ponderosa Dr, Fresno, CA 93730-5944**      **Listing#589418**

**Cross St: Millbrook/Copper**      **DOM/CDOM 11/157**      **Beds 4 Baths 3 SqFt 2731**

**Driving Directions** From Millbrook, turn west on Hogan, then right and left to Ponderosa

**Marketing Remarks** Open House Sunday 1-4 PM. This 4 bedroom, 3 bathroom home, located in the Clovis North neighborhood is the epitome of luxury living! The property features OWNED SOLAR & a spacious 3 car garage. Inside, you'll find designer details throughout, including upgraded hardwood flooring in main living areas & upgraded carpeting in the bedrooms. As you enter the home, you'll find a formal living room or flex space which could be a game room or formal living room. Downstairs, there is also an isolated bedroom and bath. The crown jewel of the home is the large family room that offers large window walls of light, cozy fireplace and is open to the kitchen & informal eating area. The chef's kitchen is a dream come true, complete with designer lighting, touchless faucet, center island that is perfect for entertaining, stainless steel appliances and a butler's pantry. Not far from the main living is a room that could be used as a lounge, game room or gym. Upstairs is the large primary bedroom with l

**Comments** Snacks

**Area** 730      **SubType** Single Family  
**Office** Real Broker (ID: 8330305) 559-906-9232      **Agent** Gayle Phillips (ID: 5627)  
**Structure (approx sq ft)** 2731      **Year Built** 2014  
**Lot Size (approx sq ft)** 7600      **Owner**

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