

# 3785 La Selva Drive

Palo Alto • 94306

*Wonderful home located in the lovely tree lined "Barron Park" neighborhood offers an abundance of charm and character.*

- ☞ Two bedrooms plus an additional room used as a bedroom – each with hardwood floors and ceiling fans. The master offers a mirrored closet, sitting area with a French door to the rear yard, and an abundance of windows
- ☞ One bath – recently and tastefully remodeled – features newer vanity and sink, tiled shower over tub, tiled flooring and mirrored medicine cabinet
- ☞ Generously proportioned living room is accented by a large picture window and beautiful front bay window, hardwood flooring and ceiling fan
- ☞ Spacious dining room is ideal for big family dinners or entertaining and offers hardwood flooring with walnut accent strip, beamed cathedral ceiling and charming archway
- ☞ Lovely kitchen boasts oak cabinets, gas stove, dishwasher, garden window above a stainless steel sink, pantry, and eating area with French door to rear decking
- ☞ One-car detached garage currently used for storage as entry door from alley was removed
- ☞ Nicely landscaped yards; rear yard has a freshly painted deck, storage shed and 2 lawn areas; front yard features a nice white picket fence with gate at the driveway and big, beautiful trees framing the home. There are automatic sprinklers in both front and rear yards.
- ☞ Other amenities added within the last 6 years include dual paned windows, forced air heating, central air conditioning, updated electrical panel and stained wood and slate accents on exterior
- ☞ Approximately 1,767 square feet of living space, 5,800 square foot lot, built in 1932 (per DataQuick)
- ☞ Fabulous Palo Alto neighborhood schools: Barron Park Elementary, Terman Middle and Henry M. Gunn High School (*buyer to verify information and space availability*)
- ☞ Disclosures available online at [www.grisalin.com](http://www.grisalin.com) (*home, geo, and pest inspections*)



Offered at \$859,000

**Leslie Lang**

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