

\$479,000 - 43386 Patrick Avenue, Coarsegold

MLS® #FR25057367

\$479,000

4 Bedroom, 2.00 Bathroom, 2,220 sqft

Residential on 3 Acres

N/A, Coarsegold,

A Slice of Paradise Above the Fog And Below the Snow! You won't find a better Location. 1 hour from the Gate to Yosemite, 40 minutes to 3 major boating and fishing lakes (Bass, Millerton & Hensley), 30 minutes to Fresno and 20 minutes to the Quaint town of Oakhurst. This is an ideal home for Family, Retirement, Vacation, or even Air BNB.

Situated on a Private 2.82 Acre Rolling parcel adorned with Gorgeous Moss Covered Granite formations, Beautiful Oaks, Pines and Manzanita, this property provides both privacy and convenience in the same package. This home is Not in an Association. Neighboring parcels on either side are 2.5 and 5 acres, front and rear are 30 and 36 acres, yet the home is literally minutes to Full Service Grocery, Gas, Hardware, Church, Schools... All the Essentials. Pride of Ownership shows inside and Out! This Immaculate Home features an Open Floorplan concept with Large Vaulted Greatroom, wonderful woodstove insert and heart, Large Picture windows bringing the outdoors in, Bright open kitchen with large Walk-in pantry, separate Cozy Den/Office or 4th bedroom, Hobby Room, 3 additional good sized bedrooms, 2 baths, Wonderful covered Rear Patio, Raised Garden beds, Green House and Even a Super Custom Chicken Coop! Don't delay or this one will slip Away!!



Built in 2003

Essential Information

MLS® #	FR25057367
Price	\$479,000
Bedrooms	4
Bathrooms	2.00
Full Baths	2
Square Footage	2,220
Acres	2.82
Year Built	2003
Type	Residential
Sub-Type	Single Family Residence
Status	Closed
Listing Agent	Derek Nott
Listing Office	Executive Realty And Financia

Community Information

Address	43386 Patrick Avenue
Subdivision	N/A
City	Coarsegold
County	Madera
Zip Code	93614

Amenities

Parking	Converted Garage, Driveway, Paved, RV Potential
Garages	Converted Garage, Driveway, Paved, RV Potential
View	Rocks
Pool	None

Exterior

Lot Description	Garden, Gentle Sloping, Sprinkler System
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Interior

Interior Features	All Bedrooms Up, Walk-In Pantry
Heating	Central
Cooling	Central Air
Fireplace	Yes
Fireplaces	Living Room, Insert, Wood Burning Stove
# of Stories	1
Stories	One

School Information

District	Yosemite Unified
Elementary	Rivergold
Middle	Rivergold
High	Yosemite

Additional Information

Date Listed	March 15th, 2025
Days on Market	10
Zoning	ARE-40
Short Sale	N
RE / Bank Owned	N

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