

# \$420,000 - 1163 El Portal Drive, Merced

MLS® #MC24145808

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## \$420,000

3 Bedroom, 2.00 Bathroom, 2,072 sqft  
Residential on 0 Acres

N/A, Merced,

Outstanding curb appeal in this Oakmont Village home. One of the best priced homes in N.E. Merced. No HOA fees, Mellow Roos, or CFD fees. Priced below assessed value. NEW PRICE! This comfortable home has 3 bedrooms, 2 bathrooms, oodles of storage throughout, plantation shutters, crown molding, formal fireplace, built-ins, sky lights and several french doors to the outside. Semi open floor plan with a great room, den and office. This home is all about the primary bedroom and bathroom. A muchly needed get away retreat these days. Double entry doors to bedroom, two large walk-in closets, linen cupboards, sitting area with sliding glass door to backyard, perfect area to drop in a spa/hot tub, two vanity areas, large oval tub featuring an overhead chandelier. Backyard sports a wooden raised deck with a built in barbeque, very attractive shed (looks like the house) on a cement slab, mow strips, auto sprinklers front and back. Garage is sheet rocked, bike path entrance across the street with Rahilly Park close by. Active neighborhood watch group in effect. This property is a jewel. Sellers are very motivated. NEW PRICE!



Built in 1990

## Essential Information

MLS® #	MC24145808
Price	\$420,000

Bedrooms	3
Bathrooms	2.00
Full Baths	2
Square Footage	2,072
Acres	0.15
Year Built	1990
Type	Residential
Sub-Type	Single Family Residence
Style	Modern
Status	Closed
Listing Agent	Linda Daly-rybka
Listing Office	Realty Executives Of Northern California

### Community Information

Address	1163 El Portal Drive
Subdivision	N/A
City	Merced
County	Merced
Zip Code	95340

### Amenities

Utilities	Electricity Connected, Sewer Connected, Water Connected, Cable Available, Natural Gas Connected, Phone Available, Underground Utilities
Parking Spaces	2
Parking	Driveway, Garage, Concrete, Direct Access, Door-Multi, Driveway Level, Garage Faces Front
# of Garages	2
Garages	Driveway, Garage, Concrete, Direct Access, Door-Multi, Driveway Level, Garage Faces Front
View	Neighborhood
Pool	None
Security	Security System, Smoke Detector(s)

### Exterior

Exterior	Wood Siding
Exterior Features	Awning(s), Barbecue, Rain Gutters
Lot Description	Level, Back Yard, Front Yard, Landscaped, Lawn, Near Park, Rectangular Lot, Sprinklers In Front, Sprinklers In Rear, Sprinklers Timer, Sprinkler System, Walkstreet, Yard

Windows	Double Pane Windows, Garden Window(s), Plantation Shutters, Skylight(s)
Roof	Shingle
Construction	Wood Siding
Foundation	Slab

## Interior

Interior	Carpet, Tile
Interior Features	Ceiling Fan(s), Tile Counters, All Bedrooms Down, Breakfast Area, Breakfast Bar, Entrance Foyer, Main Level Primary, Open Floorplan, Phone System, Storage, Walk-In Closet(s)
Appliances	Dishwasher, Disposal, Electric Range, Freezer, Gas Water Heater, Microwave, Range Hood, Self Cleaning Oven, Vented Exhaust Fan, Water Heater
Heating	Central, Electric, Natural Gas
Cooling	Central Air, Electric, Gas
Fireplace	Yes
Fireplaces	Great Room, Raised Hearth, Zero Clearance
# of Stories	1
Stories	One

## School Information

District	Merced Union
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## Additional Information

Date Listed	July 16th, 2024
Days on Market	167
Zoning	R-1-6
Short Sale	N
RE / Bank Owned	N

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