

\$495,000 - 7326 Santa Ysabel Avenue # B, Atascadero

MLS® #SC25000850

\$495,000

3 Bedroom, 3.00 Bathroom, 1,326 sqft

Residential on 0 Acres

AT Southeast(40), Atascadero,

Welcome to your slice of paradise! This 3 bedroom, 3 bath condo has a remodeled kitchen (2024) including owned reverse osmosis drinking water system, waterfall sink with bar glass rinse, all new LG dishwasher, refrigerator, gas range and new quartz countertops. Downstairs bathroom remodeled in 2024 featuring a large massage shower with river-rock floor and bench, plumbed to accommodate a steam generator. The lovely red brick wood burning fireplace sets the tone in the inviting living room. The backyard is an oasis from the world with a hot tub and shade pergola enclosure with misting system. The primary suite has a hidden feature: if you look closely; the full-length mirror in the adjoining bedroom/office doubles as a door to the primary bedroom for the option of an expanded suite, access to babies room, or just privacy from the rest of the home. This home is close to shopping, restaurants and the beautiful Sunken Gardens at the city center. New hot water heater and 2-year-old water softener are included. Air conditioning and heating systems have been serviced, cleaned and maintained twice per year and a Nest thermostat can be controlled locally or from your smart phone. The friendly Home Owners Association is made up of each of the 6 unit owners making it easy to discuss issues and upcoming projects. The very affordable \$190 monthly HOA fee includes water, trash, recycling, common area maintenance including roof, driveway, master insurance



policy and landscaping. Association tented all 6 units in 2024. Regular pest control maintenance is scheduled quarterly. Association is currently planning new front gates, fencing, fascia, and eve repairs.

Built in 1983

Essential Information

MLS® #	SC25000850
Price	\$495,000
Bedrooms	3
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,326
Acres	0.03
Year Built	1983
Type	Residential
Sub-Type	Condominium
Status	Closed
Listing Agent	Alice Frawley Bicksler
Listing Office	Navigators Real Estate

Community Information

Address	7326 Santa Ysabel Avenue # B
Area	ATSC - Atascadero
Subdivision	ATSoutheast(40)
City	Atascadero
County	San Luis Obispo
Zip Code	93422

Amenities

Amenities	Hot Water, Maintenance Grounds, Pets Allowed, Trash, Water
Utilities	Natural Gas Connected, Sewer Connected, Water Connected, Cable Connected, Electricity Connected, Phone Available
Parking Spaces	2
Parking	Garage, Assigned, Door-Single, Garage Door Opener, Garage Faces Front, One Space

# of Garages	1
Garages	Garage, Assigned, Door-Single, Garage Door Opener, Garage Faces Front, One Space
View	None
Pool	None
Security	Smoke Detector(s), Carbon Monoxide Detector(s)

Exterior

Exterior	Stucco, Wood Siding
Windows	Double Pane Windows
Roof	Composition
Construction	Stucco, Wood Siding
Foundation	Slab

Interior

Interior	Laminate
Interior Features	Ceiling Fan(s), All Bedrooms Up, Breakfast Bar
Appliances	Gas Range
Heating	Forced Air
Cooling	Central Air
Fireplace	Yes
Fireplaces	Living Room, Wood Burning
# of Stories	2
Stories	Two

School Information

District	Atascadero Unified
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Additional Information

Date Listed	January 1st, 2025
Days on Market	5
Zoning	MF20
Short Sale	N
RE / Bank Owned	N

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