

**JUST REDUCED**



## Clovis Beauty

Quick Close Ready

3318 Ryan Ave. , Clovis CA 93611

MLS: 581785    PRICE: \$529,900.00

Bedrooms: 4  
Year Built: 2003  
Lot Size: 7840  
Sqft: 2133

Full Baths: 2  
Half Baths: 1  
Parking: 3 Cars  
Floors: 1

### PROPERTY FEATURES:

- ☑ Central A/C
- ☑ High/Vaulted ceiling
- ☑ Office/Den
- ☑ Refrigerator
- ☑ Washer
- ☑ Balcony, Deck, or Patio
- ☑ Central heat
- ☑ Hardwood floor
- ☑ Dining room
- ☑ Stove/Oven
- ☑ Dryer
- ☑ Fireplace
- ☑ Family room
- ☑ Dishwasher
- ☑ Granite countertop
- ☑ Laundry area - inside

### OTHER FEATURES:

- ☑ Solar PPA

### PROPERTY DESCRIPTION:

This just might be the one! You've got to come to see this beautiful home located in the Clovis East area. The open floor plan and bonus rooms coupled with the large 3-car garage will give you and your family all the room you need. Work from home? You'll LOVE the private office. Need a game room, we've got you covered!

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