



Detached

MLS #: **240019039**
APN: **2501200010**
Addr: **1765 Whispering Pines Dr**
City, St: **Julian, CA** Zip: **92036**

Status: **ACTIVE**
Short Sale: **No**
COE Date:

List Price: **\$729,000**
Orig Price: **\$729,000** DOMLS **0**
Sold Price: **MT**
List Date: **8/12/2024** LP/SqFt: **324.87**
Mod Date: **8/12/2024** SP/SqFt:

Bedrooms: **4** Full Baths: **3**
Optional B... **0** Half Bath... **0**
Total: **4** Total: **3**

Parking Garage Spaces: **0**
Parking Non-Garaged Spaces: **5**
Parking Spaces Total: **5**
Parking Garage: **None Known**
Non-Garage Details: **Driveway - Unpaved**
RV Parking:

Est. SqFt: **2,244** Year Built: **1976**
Community: **JULIAN**
Neighborhood: **Whispering Pines Dr**
Complex:
SA Restrict: **N/K**
View: **Mountains/Hills, Trees/Woods**
Pool: **N/K**

Listing Type: **ER** Patio: **Balcony, Covered, Conc...**
Pets: **Yes**
Age Restrictions: **NK**
Stories: **2 Story**

MandRem **None Known**

Start Showin...



[Schedule a Showing](#)

REMARKS AND SHOWING INFO

Embrace the breath-taking views of Volcan Mountain nature preserve from either level of this beautifully updated, turn-key, and move-in ready home, nestled on 1.4 acres. This versatile property offers multiple configurations; the main level features a charming 3 bedroom, 2 bath home. The bottom level offers a large master bedroom and/or living space, dining room, full kitchen, and full bath. Customize your living experience with the option to lock off interior stairs or leave them open, each level offering its own private entrance and parking. Experience the seamless transition from indoor comfort to outdoor splendor, courtesy of the large upper level terrace and parking. **Conf. Remarks: Tax record shows 1344 sqft. Additional square footage likely finished walk out basement completed by a previous owner at some point. Buyer to complete due diligence. Permit status unknown.**

Cross Streets: **Hwy 78/Banner Grade** Map Code:
Directions To Property: **Take HWY 78 E to Whispering Pines Rd, turn right, drive approx. 1/4 mile, turn left onto unmarked road. Property is on the left.**

Showing: **Must make appt with LA. Home is active airbnb.**

Occupied: **Call Listing A...** Occupant: **Kamisha Greene** Occupant Ph... **760-419-3101** Lockbox: **No**

Listing Agent: **Kamisha B Greene - 760-419-3101** Agent DRE Lic#: **01962367**
2nd Agent: Broker ID: **8735** Broker DRE Lic...
Listing Office: **FHL Realty, Inc. - Office: 760-419-3101**

Off Market Date: Close of Escrow: Financing: Concessio...
Selling Agent: Selling DRE License#
Selling Office: Sale Price: Exp Date: **12/31/2024**

Wtr Dist: High School URL **Julian Union High School District** Equipment **Dishwasher, Propane Oven, Propane Range**

HO Fees Includ...
Home Owner F... **0.00** Paid: Pay Freq.
Other Fees: **0.00** Paid: Pay Freq.
CFD/Mello-Roos: **0.00** Paid: Pay Freq.
Total Monthly Fees: **0** Assessments:
HOA: Other Fee Type:
HOA Phone: Zoning: **R1**
Prop Mgmt Co: Entry Level Unit:
Prop Mgmt Ph: Cmplx Feat:

Est. % Owner Occu...
Terms: **Cash, Conventional, FHA, VA**
Cooling: **Central Forced Air**
Heat Source: **Wood** Heat Equip: **Fireplace**
Fireplace Loc: **FP in Living Room**
Fireplaces(s): **1**

Living Room: 11x23	Primary BR: 15x12
Dining Room: 9x11	Bedroom 2: 11x10
Family Room: n/a	Bedroom 3: 11x12
Kitchen: 12x9	Bedroom 4: 22x15
Breakfast Area:	Bedroom 5:
Extra Room 1:	Extra Room 3:
Extra Room 2:	

SqFt Source: **Assessor Record** Lot Size: **1+ to 2 AC** # Acr... **1....**
Lot Size Source: **Assessor Rec...** Units/Building:
Lot SqFt Approx: Units/Complex:
Laundry Locatio... **Laundry Room** Elevator:
Sewer/Septic: **Septic Installed** Stories in Buildi...



Information is believed to be accurate, but shall not be relied on without verification. Square footage, lot size, room size dimensions should be considered approximate. Some properties may be sold as-is. Please be advised there may be additional disclaimers and disclosures attached to this listing that are available to Participants and