



Detached

MLS #: **210028600**

APN: **291-194-18-00**

Addr: **2648 Bonita Vista Dr**

City, St: **Julian, CA** Zip: **92036**

Bedrooms: **3** Full Baths: **2**
Optional BR: **0** Half Baths: **0**
Total: **3** Total: **2**

Est. SqFt: **1,456** Year Built: **1980**

Community: **JULIAN**

Neighborhood: **Kentwood in the Pines**

Complex:

Restrictions: **N/K**

View:

Pool: **N/K**

Status: **PENDING**

Short Sale: **No**

COE Date:

List Price: **\$279,000**

Orig Price: **\$279,000**

Sold Price:

List Date: **10/11/2021** LP/SqFt: **191.62**

Mod Date: **10/11/2021** SP/SqFt:

Parking Garage Spaces: **2**
Parkng Non-Garaged Spaces: **2**
Parking Spaces Total: **4**
Parking Garage: **Attached**
Non-Garage Details: **Driveway**
RV Parking:

Listing Type **ER**

Patio:

Pets:

Age Restrictions: **NK**

Stories: **1 Story**

MandRem **None Known**

Start Showing Date

Use PEAD in Glide During Covid-19



Schedule a Showing

REMARKS AND SHOWING INFO

This Kentwood home, just minutes from downtown Julian has potential and needs love. I foresee a serene space with a beautiful porch to appreciate it from. Run with your creative freedoms and turn this piece of work into a piece of art! An opportunity awaits!

Conf. Remarks: **Room dimensions incorrect. Seller not liable for Hazardous Materials, including drug paraphernalia during Buyer Inspections or after COE. Buyer liable for personal safety during & after COE. Prop sold AS-IS, WHERE-IS. Buyer to Investigate Prop & intended use, incl. not limited to permits, zoning & code enforcement, build ability & utilities w governing authority &/or licensed & bonded professionals.**

Cross Streets: **Lakeview Dr**

Map Code:

CBB%: **2.50**

CBB\$:

CVR: **N**

Directions To Property:

Showing: **Call Listing Agent**

Occupied: **Call Listing**

Occupant:

Occupant Phone:

Lockbox: **No**

Listing Agent: **Kamisha B Greene - 760-419-3101**

DRE License#: **01962367**

2nd Agent: **Brooke L Ruzek - 619-609-8481**

Broker ID: **8735**

Listing Office: **FHL Realty, Inc. - Office: 760-419-3101**

Off Market Date: **10/11/2021** Close of Escrow:

Financing:

Concessions

Selling Agent: **Julia Morelli - Dirct: 858-472-5207**

Selling DRE License# **01791011**

Selling Office: **Big Block Realty, Inc - Office: 800-550-3209**

Sale Price:

Exp Date: **1/10/2022**

Wtr Dist:

Schl Dist:

Equipment **N/K**

HO Fees Include:

Home Owner Fees: **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:

Prop Mgmt Co:

Entry Level Unit:

Prop Mgmt Ph:

Cmplx Feat:

Est. % Owner

Terms: **Cash**

Cooling: **N/K**

Heat Source: **Other/Remarks**

Heat Equip: **N/K**

Fireplace Loc:

Fireplaces(s):

Living Room: **12x12**

Master BR: **12x12**

Dining Room: **12x12**

Bedroom 2: **12x12**

Family Room: **12x12**

Bedroom 3: **12x12**

Kitchen: **12x12**

Bedroom 4:

Breakfast Area:

Bedroom 5:

Extra Room 1:

Extra Room 3:

Extra Room 2:

SqFt Source: **Assessor Record**

Lot Size: **.25 to .5 AC** #Acres

Lot Size Source: **Assessor Record**

Units/Building:

Lot SqFt Approx:

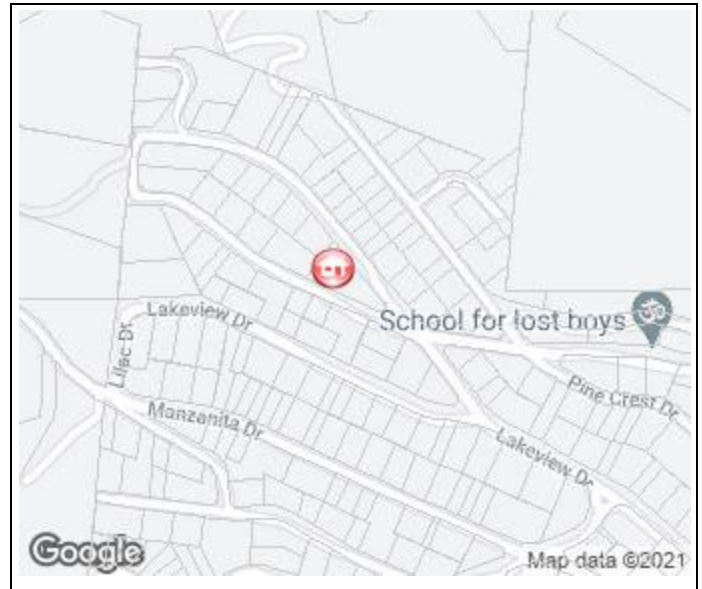
Units/Complex:

Laundry Location: **N/K**

Elevator:

Sewer/Septic: **Septic Installed**

Stories in Building:



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 Subscribers that may be shared with clients. ©SDMLS

Provided By:
Kamisha B Greene

DRE Lic.#: CA
01962367

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