

# 1314 E CANARY DR

GILBERT, AZ 85297 | MLS #: 5704127

**\$420,000** | 4 BEDS | 3 BATHROOMS | 2,732 SQUARE FEET



View Online: <http://canary.homeis4sale.com>  
For Instant Photos: Text 194174 To 415-877-1411

Beautiful single story home in luxury tract home neighborhood! This 4 bed 3 bath is on approx. 12,000 SF lot! Upgrades galore! GOURMET kitchen w/ double ovens, gas cooktop, built in micro, GRANITE, upgraded staggered cabinets, undermount sink, 2 breakfast bars, kitchen island, & walkin pantry! 10 foot ceilings, neutral paint, upgraded tile floors, plantation shutters, gas fireplace, formal dining, kitchen opens to large great rm, built in desk in hallway, surround sound, security system! Gated courtyard! Brand NEW water softener, New TRANE AC 2014, garage cabinets, epoxy floors! Gorgeous backyard landscaping, grass, mature trees, builtin BBQ & Sundance spa conveys! Home in the #1 school district in AZ. Close to 202 freeway, San Tan Mall, movie theatres, restaurants & San Tan MTN trailheads



- N/S EXPOSURE
- CARPET & TILE FLOORING
- CEILING FANS
- GRANITE COUNTERTOPS
- FAMILY RM FIREPLACE
- BREAKFAST BAR



## AGENT INFORMATION

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Disclaimer: All information deemed reliable but not guaranteed.