

# 2679 PAINTED CAVE

SANTA BARBARA, CA 93105

**\$775,000** | 2 BEDS | 1 BATHROOMS | 1020 SQUARE FEET



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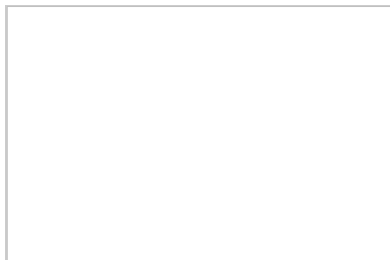
Sold March 2015 for \$750,000

Top of the world views are yours from this beautiful retreat property located just minutes from the City of Santa Barbara. Enjoy vistas of the Pacific Ocean, Channel Islands, City lights, and beautiful sunsets and sunrises from every room in the house!

This beautiful home features a master bedroom with French doors to a lovely patio, a living room also with French doors to the front covered porch, updated kitchen with newer counter tops and appliances, and a separate family room which was created by the previous owner. There are several outdoor living areas - 2 patios, a "beach" of sand for relaxing in the hammock or dining al fresco, and a lawn.

This seller has to relocate due to work so her required move is to your advantage. She purchased in June 2014 for \$745,000 and then put in over \$60,000 of upgrades to major systems: septic, propane, defensible space, laundry, appliances...

- Killer Views - Pacific Ocean/Channel Islands/City of Santa Barbara
- French doors to view patios
- Updated kitchen with new plumbing and appliances
- Living room with pot belly stove
- Family room with A/C
- Private location in lower Painted Cave Community
- 2 separate parcels included in the sale
- 250 feet of defensible space created recently





#### AGENT INFORMATION

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#### ABOUT KATHLEEN BARNATO

Realtor since 1988 - former legal assistant to Santa Barbara area attorneys, a teacher at private schools, and co-founder/marketing director of Whitcraft Winery. Always a mom and now a Nonna to three littles! Put my 35+ years of experience to work for you!

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Disclaimer: All information deemed reliable but not guaranteed.