

# 5423 BROWNING RD.

CARLSBAD, CA 92008 | MLS #: PTP2104292

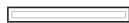
**\$595,000** | 2 BEDS | 2 BATHROOMS | 2 CAR PARKING | 1640 SQUARE FEET



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This is the only available listing in the beautiful, highly sought after 55+ land owned community of Camino Hills! This home has plenty of peaceful outdoor space including a large covered patio and fully fenced (vinyl fencing) landscaped yard with easy-care artificial grass. There is also a covered porch at the entry leading into the living room. You'll notice how light and bright the home is with vaulted ceilings, large windows (majority have been updated to dual paned vinyl), fresh paint and new luxury vinyl flooring throughout. Spacious master bedroom with ceiling fan is located at the back of the home, updated vanities in both bathrooms. Gas range and neutral corian countertops in kitchen. All appliances will stay. In addition, the 200 square foot (not included in square footage) enclosed sunroom is very usable and bright. Currently being used as an office with a beautiful view of the back yard. The shed is huge - approximately 18x8. Heat and A/C units were replaced in 2016. Loca...

- Gated 55+ Land-owned community
- 3 miles from the beach, convenient to shopping and restaurants
- Beautiful community pool, spa, tennis court, and club house with low HOA fees
- 5 year new Heat & A/C
- Near new luxury vinyl flooring throughout
- Very private and peaceful fenced back yard
- Dual paned vinyl windows
- HCD 433-A recorded



## AGENT INFORMATION

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## ABOUT MARIBETH HOTTELL

My husband and I have lived in Camino Hills for 5 years now, and we love it. It's a peaceful community with beautiful views and so convenient to the coast, shopping, and restaurants. I'd love for you to move here and enjoy it as much as we do!



Disclaimer: All information deemed reliable but not guaranteed.