



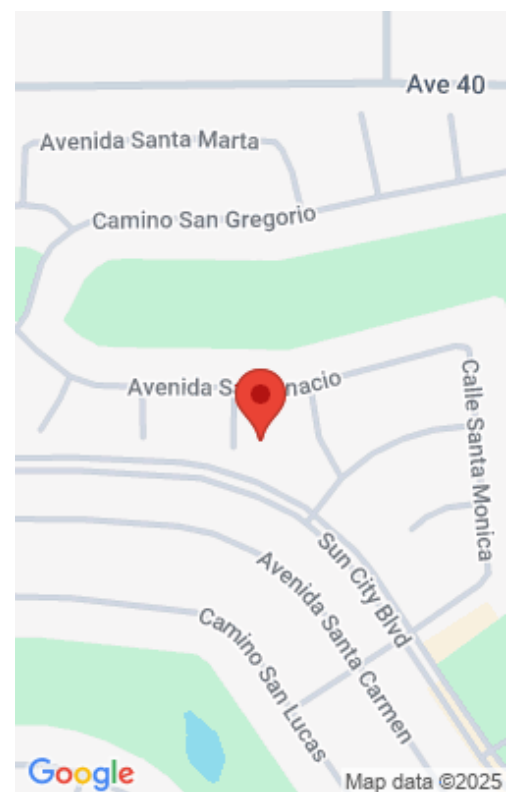
**\$429,000**

## **40456 CORTE LOS BANCOS, INDIO, CA 92203, USA**

<https://scottnewtonrealestate.com>

Excellent buy... Located in the highly desirable Sun City Shadow Hills. This San Benito floor plan offers 2 bedrooms, 2 bathrooms, a den, and a hobby room, providing versatile space for work or relaxation. Two car garage plus golf cart garage

- 2 beds
- 2 baths
- Single Family Residence
- Residential
- Active
- 2147 sq ft





# Basics

**Category:** Residential  
**Status:** Active  
**Bathrooms:** 2 baths  
**Lot size:** 6970 sq ft  
**Subdivision Name:** Sun City Shadow Hills  
**County:** Riverside

**Type:** Single Family Residence  
**Bedrooms:** 2 beds  
**Area:** 2147 sq ft  
**Year built:** 2004  
**Lot Size Acres:** 0 acres  
**Land Type:** Fee



# Building Details

**Cooling features:** Central Air  
**Garage spaces:** 2.5  
**Heating:** Forced Air  
**Levels:** Ground

**Building Area Total:** 2147 sq ft  
**Sewer:** In, Connected and Paid  
**StoriesTotal:** 1



# Amenities & Features

**Flooring:** Carpet, Tile  
**Parking Features:** Golf Cart Garage, Total Covered Spaces  
**Community Features:** Golf Course Within Development

**Association Amenities:** Tennis Courts, Clubhouse, Fitness Center, Golf Course  
**Senior Community:** 1



# Fees & Taxes

**Association Fee Frequency:** Monthly

**Association Fees:** \$369



# Miscellaneous



**CrossStreet:** Avenida San Ignacio      **Listing Terms:** Cash, Cash to New Loan  
**Special Listing Conditions:** Short Sale

---

# Courtesy of

**List Office Name:** HomeSmart

