



**\$399,900**

## **40767 CALLE LOS OSOS, INDIO, CA 92203, USA**

<https://scottnewtonrealestate.com>

Popular Montoya plan in Shadow Hills Sun City w/2 bedrooms, an office, & 2 baths. The attractive modern kitchen has beautiful wood cabinetry with all stainless appliances & breakfast bar eating area. Primary bedroom has ensuite bath with double sinks and a great walk-in closet. The dining area extends off the kitchen and accommodates a [...]

- 2 beds
- 2 baths
- Single Family Residence
- Residential
- Active
- 1432 sq ft



# Basics

**Category:** Residential  
**Status:** Active  
**Bathrooms:** 2 baths  
**Lot size:** 5663 sq ft  
**Subdivision Name:** Sun City Shadow Hills  
**Lot Size Acres:** 0 acres

**Type:** Single Family Residence  
**Bedrooms:** 2 beds  
**Area:** 1432 sq ft  
**Year built:** 2006  
**Bathrooms Full:** 1  
**County:** Riverside

# Building Details

**Cooling features:** Air Conditioning, Central Air  
**Garage spaces:** 2  
**Architectural Style:** Modern  
**Heating:** Central, Forced Air, Natural Gas  
**Roof:** Concrete, Tile  
**Levels:** Ground

**Building Area Total:** 1432 sq ft  
**Construction Materials:** Stucco  
**Sewer:** In, Connected and Paid  
**StoriesTotal:** 1  
**Foundation Details:** Slab

# Amenities & Features

**Laundry Features:** Individual Room  
**Utilities:** Cable TV  
**Fencing:** Block, Fenced  
**WaterSource:** Water District  
**Interior Features:** Granite Counters  
**Patio And Porch Features:** Concrete Slab, Covered, Wood  
**Community Features:** Pickle Ball Courts

**Flooring:** Ceramic Tile, Laminate  
**Association Amenities:** Billiard Room, Card Room, Fitness Center, Golf - Par 3, Tennis Court(s)  
**Parking Features:** Direct Entrance, Garage Door Opener, Total Covered Spaces  
**Appliances:** Dishwasher, Dryer, Gas Cooktop, Microwave Oven, Refrigerator, Washer  
**Lot Features:** Back Yard, Landscaped  
**Senior Community:** 1



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## Fees & Taxes

**Association Fee Frequency:** Monthly

**Association Fee Includes:** Clubhouse, Security

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## Miscellaneous

**CrossStreet:** Avenida Galeana

**Listing Terms:** Cash, Cash to New Loan, FHA

**Special Listing Conditions:** Standard

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## Courtesy of

**List Office Name:** California Lifestyle Realty

