

ALL FIELDS CUSTOMIZABLE

MLS #	108226	# Bedrooms	3
Status	Active	Full Baths	2
Type	Single Residential	Half Bth	0
Address	20215 Wagon Wheel Drive	Garage Cap	2
City	Volcano	Garage Type	Garg Attached
State	CA	Levels	One Story
Zip	95689	Basement	No
Area	Volcano		
Class	Residential		
Asking Price	\$325,000		
Sale/Rent	For Sale		

[Virtual Tour](#)

GENERAL

My Info - E-mail	jhermansells@msn.com	My Info - Agent Name and Phone	JUDY GREENLUND
REO Short Sale	N/A	Listing Date	3/17/2008
Number of Acres	1.00	County	Amador
APN #	023-682-008	Construction	N
Approx Square Feet	1623	Below Grade Sq Ft	0
Showing Instructions	Call Listing Office for appointment. Short notice OK. Lockbox, Occupied.	Directions	E. on Shake Ridge to R on Wagon Wheel (first street past Big Trees Market). First driveway on right.
Approx Age	18	Original Price	\$325,000
Cumulative DOM	37	Days On Market	37
Days On MLS	35		

FEATURES

ROOF Comp Shingle	INTERIOR AMENITIES Vinyl Floors Carpet Window Covering Ceiling Fan(s) Smoke Detector Garage Door Opener Security System Walk In Closet	FIREPLACE/STOVE One Free Standing Wood Stove In Living Room	SEWER Standard 3 Bedroom
STYLE Ranch		HEATING Propane Central	ELECTRIC PG&E
EXTERIOR AMENITIES Paved Driveway Paved Street Shed Outbuildings	APPLIANCES Dishwasher Garbage Disposal Refrigerator Gas Range/oven Microwave Washer Dryer	COOLING None	GAS Propane
PORCH/PATIO Open Deck		WINDOWS Double Pane	LAUNDRY Main Level Room
		WATER SUPPLY Well Private	LOT DESCRIPTION Level
			TERMS Conventional

ADDENDUM

Please no showings until 4/14. Owner is in process of removing personal items and doing some interior painting. More pictures and virtual tour to come in 2 weeks.

REMARKS

Single level, well maintained 3 bedroom, 2 bath home on one flat, usable acre in desirable Carson Pass area. Large kitchen has central island and is open to living area. Vinyl flooring in kitchen, baths & utility rooms, carpeting throughout rest of home. Lovely large backyard with storage sheds and plenty of room for a garden. Comfortable sized living room has wood stove with ceiling fan. Per county records, 1623 sq. ft.

ADDITIONAL PICTURES**DISCLAIMER**

This information is deemed reliable, but not guaranteed.