

# FOR SALE-2305 Patriot Drive

\$330,000



- 3,435 square feet:                      main floor-1,785  
   basement-870 SF finished, 800 SF unfinished and framed
- 4 bedrooms:                                      2 on main floor, 2 in basement
- 3 bathrooms:                                      2 on main floor, 1 in basement
- 3-car oversized garage:                      870 square feet
- Kitchen countertop, room light fixture, and rear deck allowances.
- Underground irrigation system, landscaping and sod yard included.
- Energy efficient construction; all electric mechanical system.
- Roof-Asphalt
- Lot-13,500 Square Feet, 90'x150'
- New Construction—will finish remaining basement space at negotiated price.

Contact: City Manger Joe Peplitsch

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