



335 Calle Hermoso

Darling Montecito Mediterranean, with ocean and mountain views! Charming living room greets you when you walk in the door, with wood-beamed ceiling, fireplace, and French doors to sunny balcony with ocean views. Kitchen features updated appliances and countertops, and breakfast area - all open to an inviting family room with fireplace, wet bar, and French doors to backyard with more ocean views! Main level master bedroom has it all - wood floor, large bathroom with dual walk-in closets and spa tub, and private office/sitting room with separate entrance and patio with mountain views. Bright and inviting back patios and balconies are perfect for outdoor entertaining or relaxing. Palm trees, flower gardens, walking paths, and ocean and mountain views - all convenient to Upper and Lower Villages in Montecito. Cold Spring School District.

Offered at \$2,100,000!

Daniel Encell

Director, Estates Division

Berkshire Hathaway HomeServices California Properties

(805) 565-4896

For more information, photos & floorplan, please visit www.DanEncell.com



BERKSHIRE HATHAWAY
HomeServices
California Properties



Listing Information Profile

ADDRESS:	335 Calle Hermoso	PRICE:	\$2,100,000
LISTING AGENT:	Dan Encell	APN #:	013-210-034
HOW SHOWN:	Appt/Agent	STYLE:	Mediterranean

LIVING ROOM:	20'6" x 17'5"; Carpet, fireplace, French doors to balcony with ocean views, wood beamed ceiling	BEDROOMS:	3
DINING ROOM:	13'6" x 11'0"; Tile floor, ocean views	Master Suite:	18'1" x 14'11"; Main level, wood floor, with large and private luxury bathroom with 2 walk-in closets, spa tub, private office and sitting room with wood floors, private back entrance and patio with mountain views
KITCHEN:	12'6" x 9'5"; Tile floor, updated appliances, breakfast room, opens to family room	Bedroom 2:	14'4" x 9'8"; Carpet, French doors to backyard
FAMILY ROOM:	17'0" x 12'8"; Tile, French doors to back patio, ocean views, fireplace, and wet bar	Bedroom 3:	14'5" x 10'7"; Carpet, built-ins, French doors to backyard
LAUNDRY:	Room with storage	BATHS:	2.5
		GARAGE:	25'1" x 22'1"; 2 car attached with storage

YEAR BUILT:	1987	LOT SIZE:	.95 Acres
ROOF:	Tile	SCHOOL :	Cold Spring, SB Jr., SB Sr.
FOUNDATION:	Slab	EXTERIOR:	Covered and uncovered patios, back patio with ocean views, natural landscaping, bright and sunny with private walking paths, palm trees, and bright flowers. Includes ocean and mountain views.
SEWER/WATER:	Mont. Sewer/ Mont. Water		
FIREPLACE:	2; Living room, Family room		

ADDITIONAL COMMENTS:

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The information above, while not guaranteed, has been secured from sources we believe to be reliable.