

Authentic East Side Craftsman



Address: 883 Austin Avenue, Sonoma

Price: \$899,000

Urban oasis near historic downtown, schools, parks, shops, restaurants. Renovated for convenience, retains charm: Gleaming fir floors, custom closet organizers, fireplace in master bedroom, multiple French doors access fabulous deck and large lush yard with creek. Includes shop + two detached storage buildings.

For Further Information
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DRE #01250753

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883 AUSTIN AVENUE, SONOMA

- CLASSIC 1920'S CRAFTSMAN GARDEN BUNGALOW
- PRESTIGIOUS EASTSIDE SONOMA NEIGHBORHOOD
- CREEKSIDE SETTING ALONG FAMOUS NATHANSON CREEK NEAR RECENTLY CREATED NATHANSON CREEK PRESERVE FEATURING NATIVE PLANTS, BIKE PATH AND FLOWERING GROUNDS
- ALONGSIDE TWO PRISTINE PARCELS TO THE WEST OWNED BY THE CITY OF SONOMA WHICH MAY BECOME A PARK SIMILAR TO THE NATHANSON CREEK PRESERVE
- CLOSE TO K-12 SCHOOLS, RESTAURANTS, SHOPS, DOWNTOWN
- HOME IS BEAUTIFULLY SITED AMIDST THE CLASSIC ROMANTIC AND VERDANT GARDEN FEATURING AN OASIS, PRESERVE-LIKE AMBIANCE
- ARBORED VERANDA ACCESSED BY THREE SETS OF FRENCH DOORS, OVERLOOKS IRRIGATED GARDENS AND THE CREEK
- LIVING, DINING, AND LIBRARY-FAMILY ROOMS ALL OPEN ONTO GARDEN VERANDA THROUGH THREE SETS OF CLASSIC FRENCH DOORS.
- MAIN FLOOR BEDROOM AND EXQUISITE BATH, EN SUITE
- ALL CLOSETS HAVE CUSTOM CLOSET SYSTEMS
- MASTER BEDROOM WITH FIREPLACE OVERLOOKS NATHANSON CREEK AND AMAZINGLY BEAUTIFUL TREES
- TWO LEVEL GUEST BEDROOM ALSO HAS CREEK VIEWS
- COZY EFFICIENT OFFICE WITH VIEWS TO NATHANSON CREEK
- SENSITIVELY UPGRADED AND REFURBISHED TO PROVIDE MODERN CONVENIENCES YET MAINTAIN THE ORIGINAL 1920'S CRAFTSMAN ESSENCE
- NEWLY FINISHED AND PERFECTLY PATINAED FIR FLOORS AND NATURAL WOOD WORK
- 2 FULL BATHS WITH PERIOD SENSITIVE FIXTURES
- LARGE GARAGE/WORKSHOP AND CELLAR; 2 CHARMINGLY RUSTIC STORAGE BUILDINGS
- UPGRADED AIR CONDITIONING AND INSTANT ON DEMAND HOT WATER HEATER
- TWO-DRAWER DISHWASHER AND CLASSIC PORCELIN SINK, STAINLESS TILE BACKSPLASHES
- GENEROUS APPROX. .35 ACRE PARCE

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Client One Page Residential

21122486

883 Austin Ave

Sonoma / B1300

A List Price: \$899,000



[Additional Pictures](#)

Single Family / Detached

Bedrooms: 3
Baths F/H: 2 (2/0)
Total Rooms: 9
Approx SF: 1966/Tax Records
Lot SF/Ac: 15377 / 0.353
Subdivision:

Year Built: 1920/Tax Records
APN: 018-412-026
Unit/Blk/Lot:
Zoning: R2/H

General Information

Senior:
Fixer:
2nd Unit on Lot: No
Cross St: East MacArthur St.

Style: Craftsman
Fireplace: Y
Pool: N
TBrosMap: 447, F7

Directions: Broadway to East Mac Arthur to Austin Ave.

Public Remarks: East Side Craftsman. Private oasis on approx. 1/3+ ac w/creek. Next to 2 bucolic City-Owned parcels which may someday be a park! Renovations incl air cond, closet organizers, fir floors, French doors throughout to fab deck and yard. Incl shop + 2 storage bldgs. Near historic downtown, schools, parks, shops, restaurants. (Verify Park potential with the City of Sonoma.)

District: Sonoma Vly	Elem:	Jr/Middle:	High School:	Incl:
HOA: No	Amount: \$0.00 /	Furnished:	Com Int Dev: No	Planned Unit Dev: No
Current Rent: \$0.00	Type:	Min Lse Mos:	Max Lse Mos:	

Features

Views: Water	Oth Struct: Out Building(s), Shed(s), Workshop
Gar/Prkg: Attached, Interior Access	Foundation: Concrete Perimeter
Kitchen: Breakfast Area, Dishwasher Incl., Disposal Incl, Hood Over Range, Microwave Incl., Pantry, Refrigerator Incl., Remodeled	Roof: Composition
Heat/Cool: Central Air, Central Heat, Natural Gas	Lot Desc: Level, City, Corner, Seasonal Creek
Yard/Grds: Deck(s), Landscaped- Misc., Sprink-Automatic	Water Source: Water Public
Levels/Stories: Multi Level	Sewer/Septic: Sewer Public
Floors: Part Carpet, Tile, Wood, Other	Utilities: Cable TV Available, DSL Available, Internet Available, Natural Gas, PG&E
Exterior: Shingle, Stucco, Wood Siding	Land Use:
Fireplaces: 1 Fireplace, Master Bedroom, Raised Hearth, Wood Burning	Well Depth:
Pool Type:	Well GPM:
Other Rooms: Attic, Basement Partial, Office, Storage, Workshop	
Laundry App: In Laundry Room	
Com/Rec Ar:	
Restrictions:	

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 U.S. Patent 6,910,045

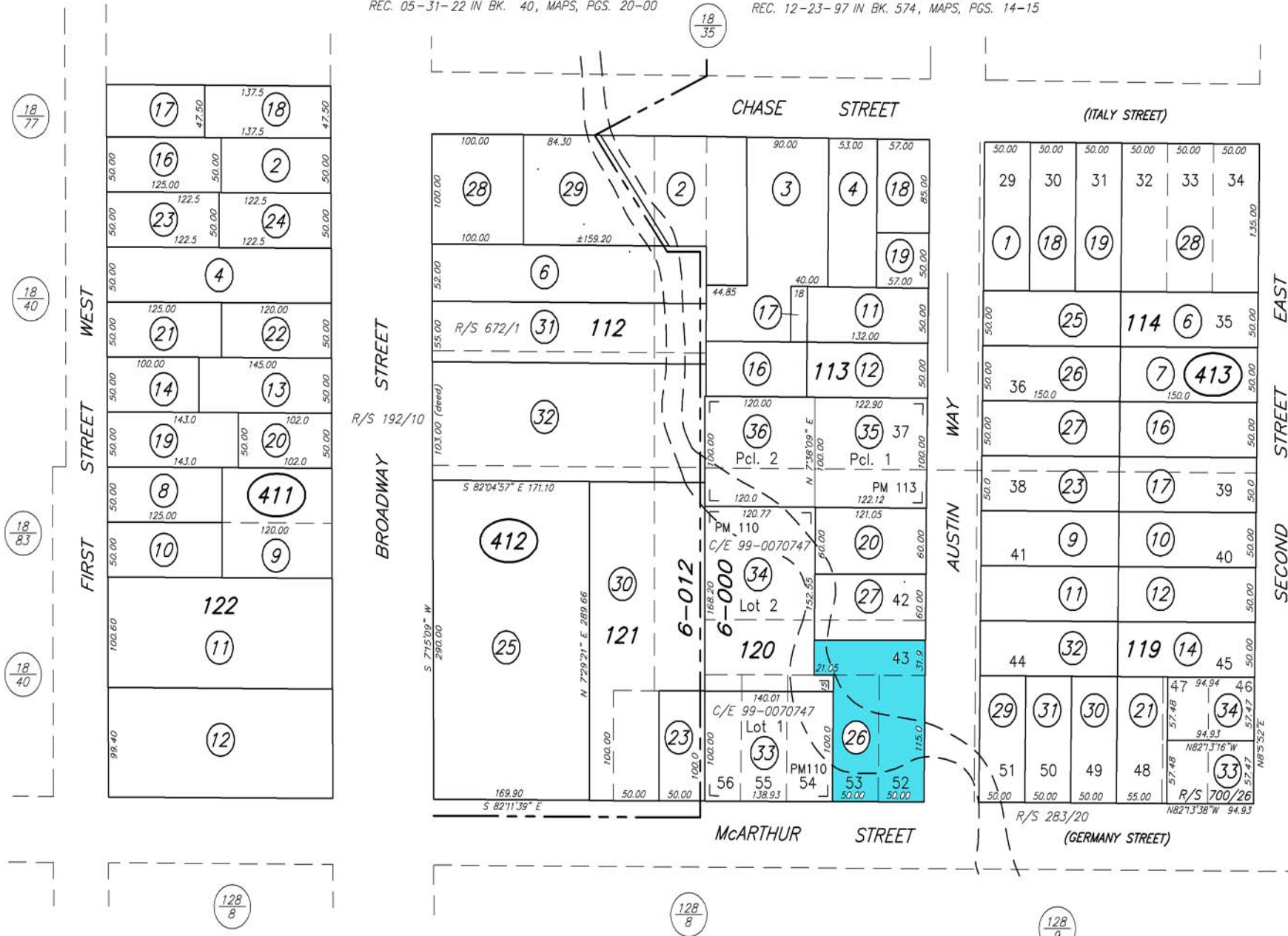
COUNTY ASSESSOR'S PARCEL MAP

TAX RATE AREA
6-000
6-012

18-41

Ptn. HAROLD SUBDIVISION
REC. 05-31-22 IN BK. 40, MAPS, PGS. 20-00

PARCEL MAP No. 113
REC. 12-23-97 IN BK. 574, MAPS, PGS. 14-15



- REVISED
- 10-31-78=32(412)
 - 12-11-79=32(413)
 - 11-17-83=18(411)
 - 01-15-88=20(411)-LL
 - 08-11-88=22(411)-LF
 - 02-28-89=24(411)-LL
 - 12-01-97=34(412)-JF
 - 01-20-98=36(412)-LSL
 - 02-23-00=C/E,R/S-LF
 - 06-16-05=R/S
 - 12-05-06=34(413)-BC
 - 12-05-06=R/S-BC
 - 06-13-07=Cor RD

NOTE: This map was prepared for Assessment purposes only and does not indicate either parcel legality or a valid building site. No liability is assumed for the accuracy of the data delineated. The acreages are based on the information supplied to the Assessor (i.e. recorded survey maps, recorded deeds, prior assessment maps, etc.)

NOTE: Assessor's parcels do not necessarily constitute legal lots. To verify legal parcel status, check with the appropriate city or county community development or planning division.

PARCEL MAP No. 110
REC. 05-13-97 IN BK. 564, MAPS, PGS. 19-20

Assessor's Map Bk. 018, Pg. 41
Sonoma County, Calif. (ACAD)

KEY 6/13/17 RD

883 Austin Avenue, Sonoma

Regional Map

