COMING SOON · FEATURES & UPGRADES

16210 El Camino Real

Garden Farms · Atascadero, California

3	2	39,640 Sq Ft	4
BEDROOMS	BATHROOMS	LOT · ALMOST 1 ACRE	STRUCTURES

MAIN HOUSE UPGRADES

- **New flooring**
- **New drywall ceiling and texture**
- **New lighting**
- **Brand new water heater**
- **New bathroom vanities** and **new toilets**
- **Fresh paint**

RECENT WORK & MAINTENANCE

- **Recently fumigated**
- **Roof jacks repaired**
- **Dry rot and woodwork repaired** on the majority of the property
- **Professional tree trimming** and **bark laid** throughout the property

ADDITIONAL STRUCTURES

- **Front unit** with **new drywall and insulation**, with possibilities as a guest house
- **Detached shop**: room for work, hobbies, equipment or storage
- **Garage** for vehicles, tools and toys

LAND & POSSIBILITIES

- **Almost an acre** of flat, usable land
- **ADU potential** for added living space or rental income
- Ideal for a **home-based business**, an **investment property** or a **multi-generational compound**

Information deemed reliable but not guaranteed. Buyer to verify square footage, permits, zoning and ADU potential with the County of San Luis Obispo.

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