



**Sherry Sabbah**  
Real Estate Advisor

**M: 530-308-3898**  
SSabbahrealestate@gmail.com  
www.SherrySabbah.com  
DRE# 01890700

## 7589 Mona Ln San Diego CA 92130

### List of upgrades

- 1- Upper level Luxury Vinyl floor done by Craft & Bulk Flooring in 2022 with 5 years warranty.
- 2- Built-in Barbecue in 2024
- 3- Built-in GE Monogram refrigerator in 2019
- 4- Built -in Microwave in 2024
- 5- Water Softener for the entire house installed in 2020 by Culligan
- 6- Kitchen countertop range and all cabinets remodeled in 2023
- 7- Outside stones as you enter and inside marbles resurfaced in 2024
- 9- Custom glass for all showers in 2023

HOA management is Torrey Del Mar

HOA fee is \$71/month, covers the entrance and maintenance of the Canyon.



11641 Blocker Dr. # 150  
Auburn Ca 95603

\*Prospective Buyer shall conduct an independent investigation and verification of all matters including, but not limited to, list of upgrades statement.