

## 23078 Vineyard Rd, Geyserville, CA 95441

- » Beds: 3 | Baths: 2 Full
- » MLS #: 325039184
- » Single Family | 2,158 ft<sup>2</sup> | Lot: 86,249 ft<sup>2</sup> (1.98 acres)
- » More Info: 23078VineyardRd.IsForSale.com





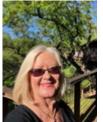


Perched among the rolling hills overlooking Alexander Valley, this completely remodeled three-bedroom residence offers turnkey Wine County living with breathtaking vineyard views and architectural distinction. Thoughtfully expanded in 2011, this home showcases soaring vaulted ceilings throughout and a harmonious flow between living spaces. The gourmet kitchen features honed leather granite counters, gas stovetop peninsula and custom cabinetry, complemented by a breakfast nook with vineyard view and wildlife frolicking. The main-level primary suite offers a marble-appointed bathroom with walk-in shower, while upstairs you'll find two additional bedrooms and a versatile family/TV room. Picture windows and skylights throughout capture the magnificent landscape and natural light. An expansive deck built around a majestic ancient oak tree creates the perfect outdoor entertaining space, complete with a view-oriented hot tub. Set on 1.98 private acres with fenced yard and garden beds, this property offers a front-row seat to Wine Country's natural beauty with regular visits from deer and songbirds. Your sophisticated sanctuary awaits in the heart of Alexander Valley. Residents are entitled to membership in the Vineyard Club & Lake for enjoyment of trails, swimming, tennis & solve ball

## \$1,575,000







Karen Waelde (707) 292-3862 (Cell) (707) 857-1728 (Office) ncproperties@comcast.net http://www.northcountypropertiesncp.com



North County Properties 100 School House Lane, Suite 108 Geyserville, CA 95441 (707) 292-3862

