

2121 PARAMONT WAY - MODESTO



STUNNING & MOVE IN READY HOME

IN HIGHLY DESIRABLE VILLAGE ONE, CENTER COURT NEIGHBORHOOD

HIGHLY SOUGHT AFTER SYLVAN SCHOOL DISTRICT

THIS ELEGANT MEDITERRANEAN STYLE TWO STORY IS PERFECT FOR A FAMILY

NEARLY 2700 SQ FT OF LIVING SPACE

4 BEDROOMS & 3 FULL BATHS

NEW INTERIOR PAINT & REFURBISHED CABINETS

RICH WOOD TILE FLOORS THROUGHOUT MAIN LIVING AREAS

DECORATOR WALL LEDGES

FORMAL LIVING ROOM & DINING ROOM COMBO W/PICTURESQUE WINDOW

BRIGHT & CHEERFUL KITCHEN W/ISLAND & LARGE PANTRY - OPENS TO FAMILY ROOM

SPACIOUS FAMILY ROOM W/AN ABUNDANCE OF NATURAL LIGHT

DOWNSTAIRS MASTER SUITE W/BACKYARD ACCESS & LARGE WALK-IN CLOSET

MASTER BATH W/DOUBLE SINKS AND SEPARATE TUB & SHOWER

LARGE LOFT WOULD MAKE A GREAT OFFICE OR 5TH BEDROOM

2 UPSTAIRS BEDROOMS CONNECT W/A JACK-N-JILL BATHROOM

THE YARDS ARE PRISTINE, WELL MANICURED AND LOW MAINTENANCE

BACKYARD HAS A POOL, LARGE PAVER PATIO AND A LARGE SHED

PERFECT FOR ENTERTAINING

CENTRALLY LOCATED

TRULY A MUST SEE PROPERTY!

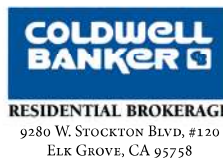
VIRTUAL TOUR



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Welcome To MODESTO

Modesto is a community dedicated to growth, progress and the quality of community life. Proud of its vibrant citizenry, great traditions, educational opportunities and multi-cultural lifestyles, Modesto is twice-blessed with mild weather year-round and some of the world's richest soil. Modesto is the 16th largest city in California with over 210,000 citizens and is the seat of Stanislaus County.



Modesto offers the diversity and facilities of a metropolitan city, but still maintains an atmosphere of old-fashioned hospitality and small town charm. Modesto offers the full spectrum of arts and entertainment from talented local artists and resident companies to international touring stars – we are considered the culture hub of the Central Valley.

Modesto is located in the heart of one of the greatest agricultural areas of our nation – the San Joaquin Valley. Dairy products, almonds, apricots, melons, tomatoes, wine grapes, peaches, walnuts and poultry products are some of our top commodities. Visit in early spring to enjoy the delightful sights and smells of orchard blossoms. Come in the summer or fall and “Taste Modesto” at our traditional Farmer’s Market or at a roadside produce stand.



With family-friendly attractions, festivals, museums, agriculture tours and tastings to first-class hotels and four-star restaurants, Modesto has something for everyone. Whenever you visit, you will have the opportunity to enjoy all of the “Water, Wealth, Contentment, Health” that Modesto has to offer!



Modesto is home to many musical and theatrical venues, and there is sure to be one that suits your taste.

The newest addition to the Modesto entertainment scene is the Gallo Center for the Arts. This outstanding community asset sets a new standard for all arts, education and entertainment in the Central Valley. The Center is the performance home for the Modesto Symphony Orchestra Association, the Townsend Opera Players and the Central West Ballet. Top-notch entertainment, art and culture are always on the menu at the Center.



Should your “tastes” run more on the adventurous side, try rafting on the Stanislaus River, biking trails throughout Modesto, horseback riding at area ranches, and outdoor in-line skating or skateboarding at Modesto’s skate park.

If leisure is your pleasure, explore our regional mall with a newly expanded Village, picnic in one of our 75 parks, visit the McHenry Museum or Mansion, play a round of golf or just bask poolside in our warm sunshine. Centrally located on Highway 99, Modesto allows for easy access to many major tourist attractions in California. To the west lies the San Francisco Bay Area (90-miles) and the Santa Cruz Beach (115-miles). To the east is the famed Gold Country “Mother Lode” (50-miles) and a little farther you can find the majestic Sierra Nevada mountain range, Lake Tahoe (180-miles) and Yosemite National Park (110-miles).