



JLEE REALTY



1784 LOS GATOS ALMADEN RD
SAN JOSE 95124

DELIGHTFUL 4 BEDROOM HOME WITH 7,200 SQ.FT. LOT

This delightful 4 bedroom home is in a great location near the border of Los Gatos. You can walk to cafes, restaurants, parks, and schools. Downtown Campbell, downtown Los Gatos, and the charming Willow Glenn business district are a short bike ride away. Commute routes are easily reached, and south bay high tech employers such as eBay are nearby. Highly rated public and private schools such as Stratford School and Challenger School are within walking distance.

The large backyard provides ample space for multiple activities including BBQs, relaxing on the patio, and outdoor play.

The cheerful kitchen features stained wood cabinets, granite counter tops, a tile floor, and modern black appliances. The kitchen is open to the large family room, which with a fireplace and sliding glass doors leading to the backyard patio, is a wonderful place to gather.

4 bedrooms

2 bathrooms

Living space: 1,493 SQ.FT.

LOT: 7,200 SQ.FT.

Large living & family rooms

PRICE UPON REQUEST



Juliana Lee Team
650-857-1000

JulianaLee.com/1784losgatosalmadenrd



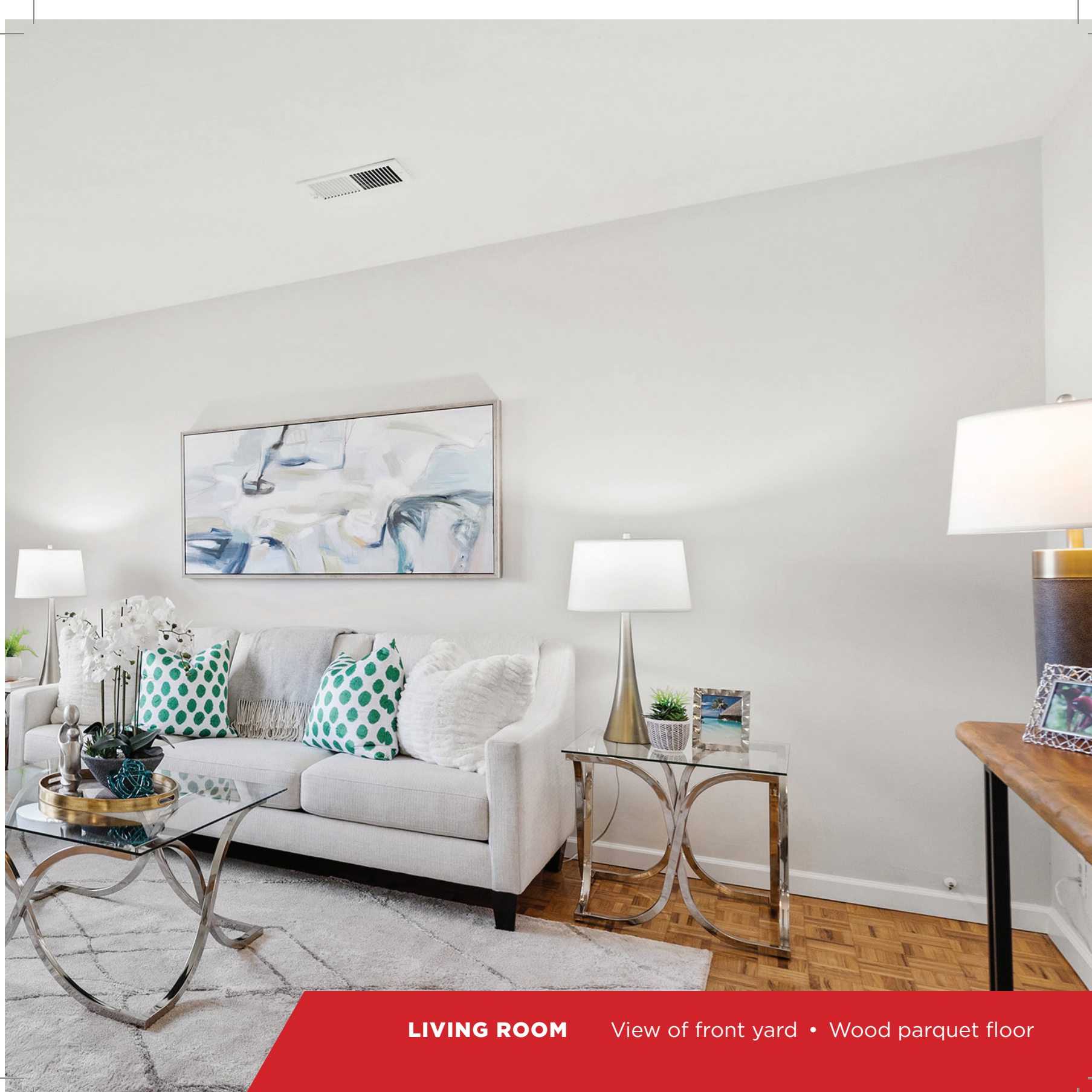




DINING ROOM

Partially open to living room • Wood parquet floor • Front yard view





LIVING ROOM

View of front yard • Wood parquet floor





KITCHEN

Granite counter tops • Gas range • Breakfast bar • Open to family room





PRIMARY SUITE

Carpeted floor • Two sliding door closets

1784 LOS GATOS ALMADEN RD • SAN JOSE • 95124

Home Features

- Living space: 1,493 sq.ft.
- Lot size: 7,200 sq.ft.
- 4 bedrooms, 2 bathrooms
- Double pane windows
- Noddin Elementary, Union Middle, Leigh High

Kitchen

- Black appliances
- Free standing gas range
- Stained wood, recessed panel cabinets
- Granite counter tops
- High granite back splash behind range
- Tile floor

Living Room

- Wood parquet floor
- View of front yard
- Kitchen & dining room visible through large passageway
- 14' 3" x 16' 3"

Family Room

- Open to Kitchen
- Brick fireplace
- Sliding doors to patio
- Wood laminate floor

Primary Suite

- Carpeted floor
- Windows looking out to back yard
- Two separate sliding door closets
- White vanity with polished stone counter-top
- Tile bathroom floor
- Frameless glass door shower with modern tile surround

Exterior

- Stucco exterior with verticle grooved wood and brick front facade
- Landscaped front yard with lawn, shrubs and trees
- Fenced back yard with large patio, lawn, various shrubs, and two large trees

NEARBY ATTRACTIONS

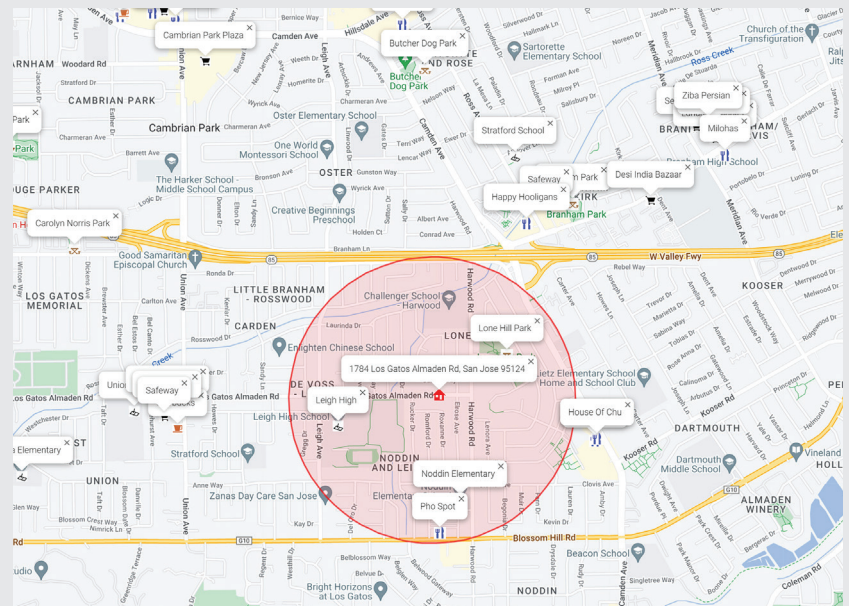
Short walk to:

- Kenz Coffee Bar
- Lele Cake
- Pho Spot
- Mountain Mike's Pizza
- Tea Garden Chinese Kitchen
- Sushi Island
- Pho Luc Lac
- Yummy Kitchen
- Bagel & Donut Basket
- Big Fish Chinese Cafe
- Safeway
- El Pollo Loco
- Via Mia Pizza
- Mix Huevos
- Sushi Masa
- Walgreens
- Lone Hill Park

- Branham Park
- Noddin Elementary
- Leigh High School
- Enlighten Chinese School

Moderate walk to:

- Cambrian Park Plaza
- Belgatos Park
- Heintz Open Space
- Union Middle School

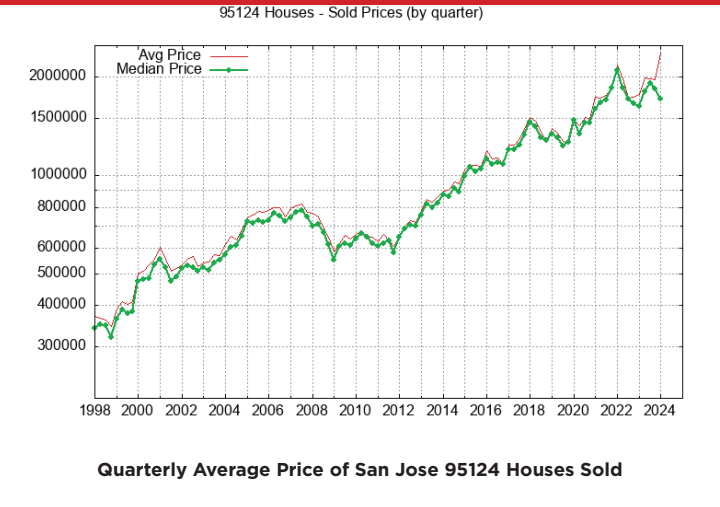


*Red circle marks 0.5 miles around 1784 Los Gatos Almaden Rd, San Jose 95124

LOCAL REAL ESTATE TRENDS

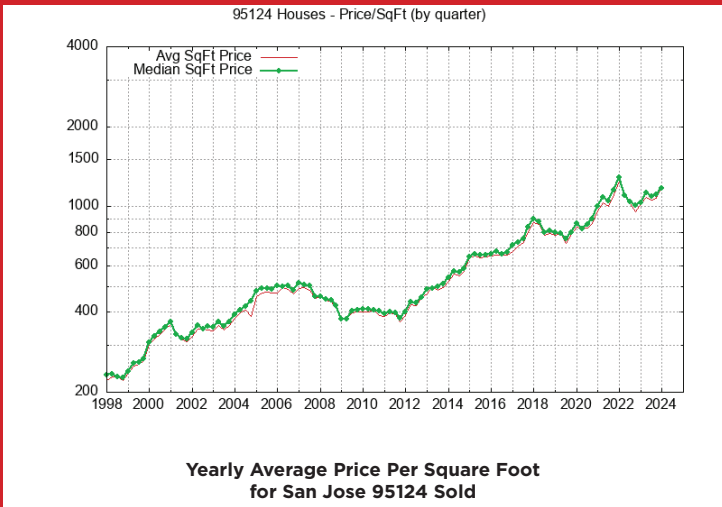
Average and Median Home Price of 95124 Homes Sold

When trying to understand 95124 neighborhood values for homes the first and most often real estate trend looked at is either average or median home sales price. The average price can be pushed up by a particularly expensive home being sold. Much less often an especially low price for one or more homes can push the average price down. By looking at both average and median price a quick judgment can be made about any unusually high or low prices.



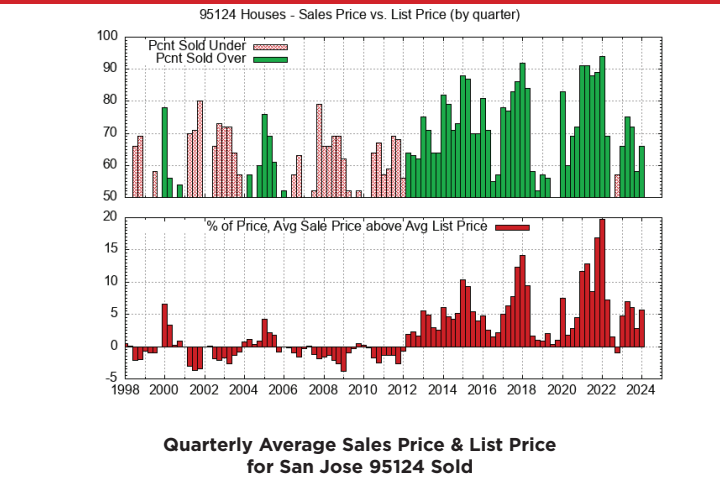
Price Per Square Foot for 95124 Homes Sold

The sales price of a 95124 home is affected by its size. Looking at price per square foot gives a partial adjustment for differences between homes. Furthermore if you look at the average size of a 95124 home sold you will see that it varies with time. Part of the variation is due to the random nature of which homes are being sold but the trend is for an increase in size with time because when a home is replaced with a newer home, the newer home is almost always larger.



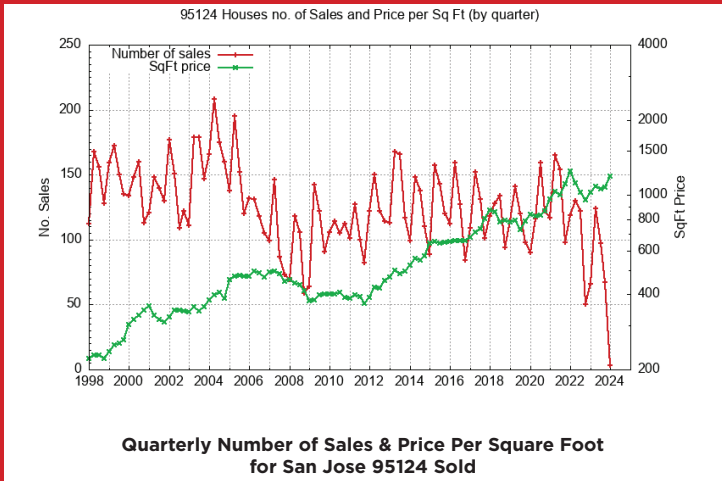
Sales Price vs. List Price for 95124 Homes

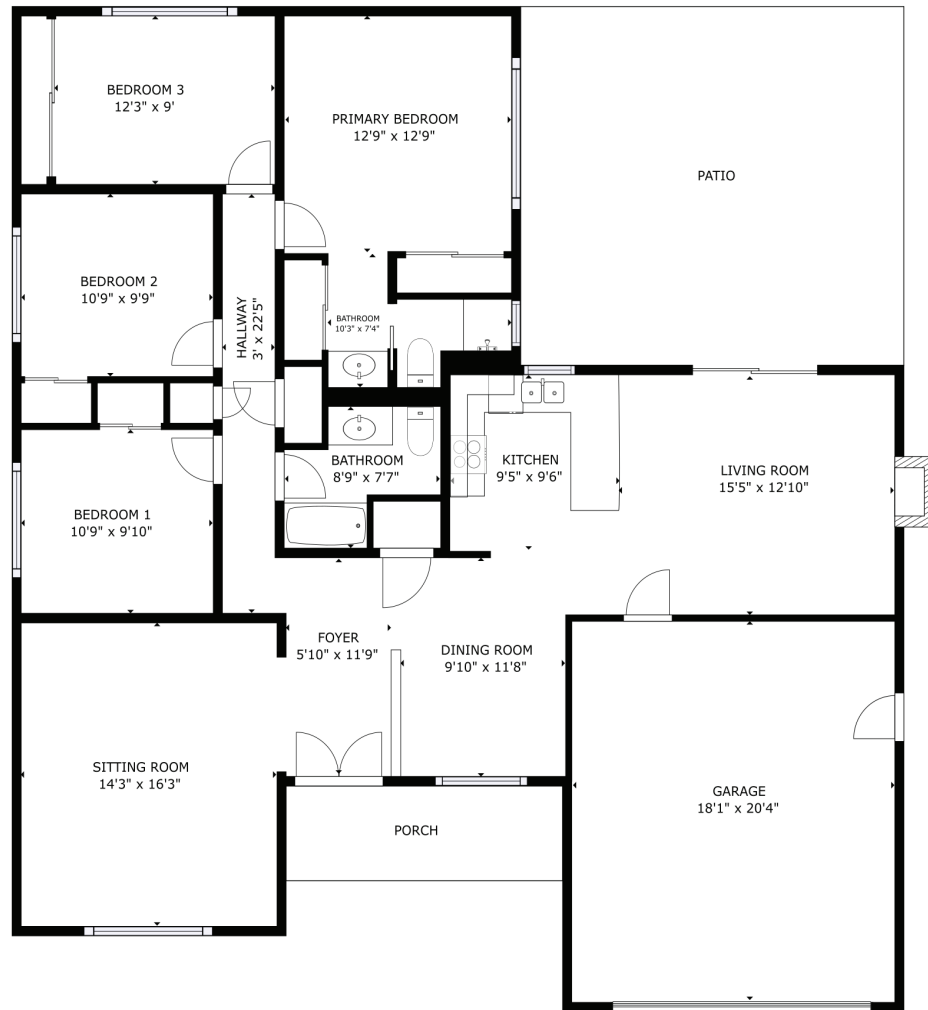
Home buyers and sellers want to know the typical relationship between list price and sales price. This relationship varies with city and time. The plots below show trends for this relationship using color coding which generally highlights changes in the market. More 95124 homes being sold over list price is a very good indicator of rising home prices. More homes being sold under list price is a very good indicator of falling home prices.



Number of 95124 Homes Sold

A quick estimate of how active the 95124 real estate market is, can be found by looking at the number of home sold. Locally there is a strong seasonal change in the number of homes sold. The lowest number of homes sold typically occurs around December & January. The highest number of homes sold typically occurs around May. Price changes do not track the seasonal change in the number of homes sold.





GROSS INTERNAL AREA
FLOOR 1: 1528 sq ft
EXCLUDED AREAS: GARAGE: 368 sq ft, PATIO: 410 sq ft, PORCH: 78 sq ft
TOTAL: 1528 sq ft
SIZES AND DIMENSIONS ARE APPROXIMATE, ACTUAL MAY VARY.



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*"We believe honesty,
integrity, hard work,
commitment and creativity
are all necessary to craft a
truly successful real estate
transaction. We bring
passion for our work to
every transaction."*



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李文房地產做的最好

Over 30 Years of Experience in 30+ Silicon Valley Cities