

1340 Andreas Road Palm Springs

OFFERED AT:
\$475,000

The Pleasure is all yours. . . in this private walled and gated condo residence with a premier easy access perimeter location. This wonderfully peaceful and brilliantly designed two bedroom treasure with abundant natural lighting which is filtered by handsome plantation shutters features a large open and vaulted floorplan, once you are here you will never want to leave. The living is easy and entertaining a breeze in the generously proportioned spaces throughout which include the living room with fireplace, wet bar and formal dining room. The spacious eat-in kitchen has abundant storage and a large pass through patio window which provides mesmerizing mountain views. The office, media/family room is the center of attention and speaks volumes without saying a word. The large master suite with vaulted ceilings has dual closets, separate shower, sunken tub and private water closet. The master and guest bedrooms open to the expansive wrap around tiled patio with mature lush landscaping which offers both a quiet soothing retreat and a wonderful outdoor entertaining area.



Statistical information includes:

Originally built in 1981 / HOA approx. \$370/mo.
Double car attached garage w/direct access
Great central Palm Springs location
Large wrap around patio w/Western Mtn. views
Two Community pools and spas
Land Lease runs thru 2044 at a
current rate of approx. \$177/mo.
Approximately 1,839 s.f. (Buyer to Verify)



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