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COME INSIDE™

74479 Gary Ave, Palm Desert, CA 92260  
2 BD | 2 BA | 1,680 Sq Ft \$389,000

**YOU own the land!** This spacious remodeled home is in the gated 55+ community of Portola Country Club with only 500 homes. This home is conveniently located less than 3 miles from dining and shopping at the El Paseo Shopping District.

**Financing is an option!** The home has a 433A recorded and qualifies for conventional, FHA and VA financing.

**Amenities:** Community amenities include **free golf**, paid cable TV, Trash, Tennis, Swimming Pool, Clubhouse with Cafe, Library, Billiards and lots of activities to keep you busy and socially active.

**About the home:** The home has an extended driveway and carport that can park 4 cars and a golf cart. Newly added low maintenance desert landscape, outdoor kitchen and above ground spa. This home has a large fully equipped kitchen that's fit for a chef and makes it a pleasure to prepare meals with a gas cooktop, stainless-steel appliances, and granite counter tops, new cabinets and lots of counter and storage space. The home flows very well with top-of-line luxury vinyl. With a family room and living room, there's plenty of space to move around and get comfortable and if entertainment is your preference, then the dining area and built in wet bar with sink will come in handy. There are two generously sized bedrooms and two remodeled baths. Other great features include an indoor laundry room and two storage sheds that provide extra space for your goodies.

**HOA includes:** 18-hole par 3 course Golf Course, Tennis and Pickleball(s), Bocce Ball Court, Cable, Internet, Trash, Dog Park, 3 community pools/spas, and clubhouse with lots of events! HOA offers low-cost storage spaces for your RV. Washer, dryer, refrigerator and above ground spa will convey with the sale. Leased Solar by RENOVA! Just \$184/mo.  
HOA FEE: \$440/Monthly

**Upgrades:** New furnace and cold air return, 5-ton air conditioning with an additional 1-ton split in the primary bedroom and 1.5-ton split in the family room. New light fixtures throughout.



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