

1400 Blackberry Avenue | Property Amenities

Property Highlights

- Beautifully updated, move-in ready Craftsman-style home
- Desirable corner lot in the highly sought-after Berry Gardens neighborhood
- Approximately 1,766± sq. ft.
- 3 Bedrooms | 2.5 Bathrooms
- Thoughtfully designed floor plan with main-level living
- Primary suite conveniently located on the main floor
- Most furnishings are negotiable

Interior Features

- Abundant natural light throughout
- Warm wood flooring
- Crown molding
- Neutral designer finishes
- Updated gas fireplace with custom built-in cabinetry
- Double French doors adding charm and character
- Versatile upstairs loft with built-in desk and bookshelves
- Additional upstairs storage closet

Kitchen & Dining

- Open-concept kitchen
- Granite countertops
- Center island
- Breakfast bar
- Pantry
- Spacious dining area
- Sliding glass doors opening to the backyard
- Ideal layout for entertaining

Primary Suite

- Main-level private retreat
- Walk-in closet
- Sliding glass doors with plantation shutters
- Direct backyard access
- Spacious ensuite bathroom
- Dual sinks with granite countertops
- Soaking tub
- Walk-in shower
- Tile flooring
- Ample storage

Guest Accommodations

- Two spacious upstairs guest bedrooms
- Full guest bathroom
- Granite countertops
- Convenient upstairs powder room just off the main living area

Outdoor Living

- Spacious backyard
- Large entertaining patio
- Raised garden beds
- Plenty of room for outdoor dining and relaxation
- Enjoy Arroyo Grande's year-round Central Coast climate

Additional Features

- Oversized two-car garage
- Laundry hookups in garage
- Turnkey condition
- Move-in ready

Location & Lifestyle

- Located in the highly desirable Berry Gardens community
- Minutes to the Village of Arroyo Grande
- Close to boutique shopping
- Popular restaurants and cafés nearby
- Local wine tasting rooms
- Year-round community events
- Short drive to Central Coast beaches
- Near golf courses
- Close to parks and hiking trails
- Easy access to renowned wineries
- Convenient access to Highway 101 for commuters