



COLDWELL BANKER BROKERS OF THE VALLEY

609 McCorkle Avenue
Property Notes
www.StHelenaHeirloom.com

Background

- Tax records indicate house was built in 1900
- Current owners purchased property in 1990

General

- 1.39 +/- acre lot
- 2,480 +/- sq. ft. 3BD/3BA Main Residence
- 500 +/- sq. ft. 1BD/1BA Pool House
- Covered porches and patios
- Extensive gardens and landscaping
- Swimming pool with solar heat and auto-cover

Exterior

- Wood siding exterior with arrow shingle details
- Composition shingle roof
- Private, circular driveway

Entry

- Traditional staircase with original farmhouse banister and rails
- Red pine flooring
- Bead board wall covering

Living Room

- Fir flooring
- Track lighting
- Extra-wide baseboards and window trim with architectural detail
- Plantation shutters
- Original double-hung wooden frame windows
- 9' ceiling with crown molding

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- Garden views

Dining Room

- Oak hardwood floor
- Built-in china cabinet/hutch
- 9' ceiling with crown molding
- Bead board wainscoting with chair rail
- Garden views
- French door access to deck
- Access to kitchen, living room, and office

Kitchen

- Tile floors
- Recessed and track lighting with 2 glass pendant lights over eating bar
- Vintage wood cabinetry
- Views of gardens and pool
- Walk-in pantry
- Concrete countertops and tile backsplash
- Eating bar with room to seat 3-6
- Extra-large stainless steel sink with *Insinkerator* disposal
- *Kitchenaid* refrigerator
- *Thermador* wall oven
- *Thermador* Pro 4-burner stainless steel gas range with grill and griddle, plus double oven
- *Thermador* range hood with lights and heat lamps
- *Bosch* dishwasher
- Plant shelf window at kitchen sink

Family Room

- Accessed from office, kitchen, or mud room
- French door access to covered deck and pool
- Open to kitchen and eating bar
- Tile floor
- Recessed lighting
- Garden and vineyard views
- Wood-burning fireplace with cast concrete hearth and tile and plaster surround
- Crown molding

Office

- Built-in white cabinetry and bookcases
- French door access to covered deck and pool

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- Tile floor
- Crown molding
- Recessed lighting

Mud Room

- Located off of family room and kitchen
- Outdoor access to covered porch
- Full Bath
 - Tile floor
 - Dual pane, wooden frame windows
 - Solar tube
 - Stall shower with tile surround and bench
 - Cast stone vanity with white cabinetry and tile countertop
 - Sconce lighting
 - Kohler toilet
- Laundry Room
 - Tile floor
 - Louvered pocket door
 - Lower and upper cabinets for storage
 - *Kenmore Elite* front-loading washer
 - *Whirlpool* electric dryer

Master Suite

- Red pine flooring
- 9' ceiling
- Dual pane wood frame windows with plantation shutters
- Recessed lighting
- Large, walk-in closet with double pocket doors
- Views of vineyards, gardens, hills
- French doors lead to private deck
- Bath
 - Red pine flooring
 - Recessed lighting with sconces at vanity
 - Kohler porcelain vanity with white cabinetry and tile countertop
 - Large stall shower with tile enclosure and glass door
 - Garden views
 - Brass fixtures
 - Kohler toilet

Upstairs Guest Bath

- Oak floor
- Crown molding

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- Original pane glass swinging windows
- Recessed lighting and vintage brass sconces at vanity
- Beadboard wainscoting with chair rail
- Vintage clawfoot bathtub with brass fixtures
- Wooden carved vanity cabinet with porcelain sink and brass fixtures
- Skylight
- Shaded garden views

North Bedroom

- Red pine flooring
- Vintage light fixture
- Vintage door hardware
- Plantation shutters

South Bedroom

- Red pine flooring
- Vintage light fixture
- Vintage door hardware
- Large closet with bi-fold doors
- Plantation shutters

Pool House

- Full Bath
 - Direct access from pool area
 - Concrete floor
 - Built-in shelves
 - Shower over tub with fiberglass enclosure
 - Single vanity
 - American Standard toilet
- Studio
 - Redwood wall paneling
 - Concrete floor
 - 2 closets with bi-fold doors
 - Window seat
 - Kitchenette
 - 2-burner electric cooktop, stainless steel sink, and mini-fridge
 - Wood cabinets with tile countertop

Garage

- 1 car garage with auto-opener
- Concrete floor

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- Storage area/workshop with cabinets, sink, and refrigerator
- Temperature-controlled wine cellar

Outdoor Spaces

- Circular driveway with additional room for off-street parking
- Decks on all four sides of main house
- Storage shed
- Backyard
 - In-ground swimming pool
 - Approx. 16' x 20'
 - Auto cover
 - Solar heat
 - Large lawn
 - 2 Covered pergolas with brick patios
 - Fountain
 - Large rear deck with columns and adjustable sun shades
 - Extensive gardens
 - Auto-irrigation from private well
 - Flower beds
 - Plants and trees
 - Plum
 - Nectarine
 - Peach
 - Persimmon
 - Prune plums
 - Almond
 - Apple
 - Cherry
 - Quince
 - Elm
 - Birch
 - Sycamore
 - Pine
 - Cedar
 - Boxwood hedges
 - Star jasmine
 - Roses
 - Wisteria-covered arbor
 - Agapanthus
 - Hydrangea
 - Various perennials

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Infrastructure

- Water: City water with private well for irrigation (4 gpm)
- Septic: Standard system, upgraded in 2010, serves both houses
- PG&E and natural gas
- HVAC: Central heat and air in main house; wall-mounted heat and air in pool house
- Internet: Comcast available
- Phone: AT&T
- TV: Comcast available

Personal Property Included In Sale*

- Washer and Dryer
- Refrigerators

Personal Property Not Included in Sale*

- Vintage light fixtures in dining room and entry

*Any personal property included in the sale must be written into the purchase agreement.



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