

# Features

12632 VICK CT. AUBURN 95603

- ORIGINAL OWNERS
- 2021 - NEW ELECTRIC HVAC
- 2020 - NEW ROOF & GUTTERS
- 2020 - SOLAR (OWNED)
- 2025 - INTERIOR PAINT THROUGHOUT (INCLUDING KITCHEN CABINETS)
- 2025 - NEW FENCING & GATES
- 2026 - NEW ELECTRIC RANGE
- 2026 TANKLESS WATER HEATER
- FREE-STANDING GAS STOVE w/ REMOTE
- QUIET WHOLE HOUSE FAN
- BLACKOUT SHADES IN BEDROOMS
- 3 LAUNDRY HOOKUPS - MAIN LEVEL, GARAGE, & APARTMENT
- STACKABLE WASHER/DRYER INCLUDED ON MAIN LEVEL
- 2 REFRIGERATORS INCLUDED
- SEPARATE KEYED ENTRY TO HOME OFFICE
- SEPARATE KEYED ENTRY TO APARTMENT
- RV STORAGE
- STORAGE SHED
- AT&T FIBER INTERNET AVAILABLE
- PRIVATE CUL-DE-SAC
- DRIP IRRIGATION
- FRUIT TREES - ORANGE, LEMON, GRAPEFRUIT, PEACH, & PEAR
- 4 TABLE GRAPE VARIETIES
- RAISED GARDEN BED
- GARDENIA & ROSE GARDEN + VARIOUS BULBS AROUND PROPERTY

**\*Information deemed reliable but not guaranteed.**