

Bryan R Uhrig

MONTECITO | SANTA BARBARA | HOPE RANCH



32 SAINT FRANCIS WAY | SANTA BARBARA

Offered at \$1,845,000

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32 SAINT FRANCIS WAY
SANTA BARBARA

3 BEDS | 2 BATHS | 2,200+/- SQ FT | 0.4 ACRE

ENCHANTED NATURAL HIDEAWAY IN SAN ROQUE

A serene natural setting glistens beneath a canopy of sycamores & oaks to create an enchanting scene at this 3BD/2BA hideaway on 0.4ac in San Roque.

Cathedral ceilings & floor-to-ceiling windows welcome abundant light and frame a mesmerizing view of the lush grounds. The open-plan living areas include a dining area, spacious kitchen with breakfast bar and modern appliances, and family room. Having fostered generations of fond memories, the tidy home of 2,200 sq. ft. displays pride of ownership in every well-loved finish. Also has a water softener, reverse-osmosis, and central air conditioning.

A seasonally flowing creek flanks the private backyard, which hosts a lawn, bocce ball, & hot tub, with an additional leisure area atop a ridge. Near Peabody School, Steven's Park, & shopping/dining, with downtown just minutes away.



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