



LIGHT & BRIGHT END-UNIT TOWNHOME

1290 TRINITY DRIVE | MENLO PARK | OFFERED AT \$2,275,000

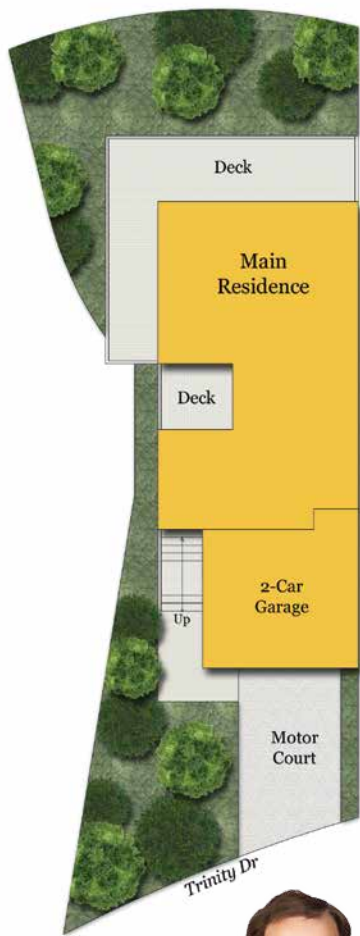
Welcome to this bright, spacious, and completely updated end-unit townhome in desirable Sharon Hills. The floor plan has a wonderfully open arrangement of living areas including a large dining area and living room in addition to a spacious chef's kitchen with a sunny breakfast nook overlooking a verdant landscape. The downstairs entertainment rooms are filled with abundant natural light from multiple floor-to-ceiling sliding glass doors leading to two private decks. Upstairs, there are 3 bedrooms highlighted by the master suite, which has its own private balcony, a towering ceiling, and skylit bathroom with Jacuzzi tub. This home also benefits from separate office/bonus room off the attached 2-car garage. Great location just across the street from the community pool, spa, and tennis court, plus access to top-rated Las Lomitas schools – the perfect place to call home!





UPPER LEVEL
1,370 SQ FT

MAIN LEVEL
1,385 SQ FT



- Desirable two-level Sharon Hills end-unit townhome
- Large corner lot
- 3 bedrooms and 2.5 baths with separate office/ bonus room
- Light color carpets and oak floors throughout the main living areas
- Spacious living room with fireplace and wide sliding glass doors
- Separate dining room overlooking private deck
- Remodeled kitchen with custom cabinets, stainless steel appliances, and hardwood floors – a chef's dream with all drawers on lower cabinets
- Large upstairs master suite with vaulted ceilings and a private balcony overlooking oak and pine filled open space
- Master bathroom with double vanity, two custom walk-in closets, separate Jacuzzi tub and separate shower room
- Living space of approximately 2,865 square feet
- Recently replaced expansive wraparound wood deck overlooks oak and pine filled open space
- California plantation shutters on all windows
- New 2-zone forced heating and cooling systems



- Attached, oversized 2-car garage (approximately 660 square feet) with custom floor and lots of storage
- Conveniently located across the street from a community pool, spa, and tennis court
- Award-winning Las Lomas School District



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Over \$1.9 Billion in Sales

Offered at \$2,275,000
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