

# Two-Story Townhome on Private Drive



2422 SHARON OAKS DRIVE ■ MENLO PARK

Welcome to this three-bedroom, two- and one-half-bath, two-story townhome on a desirable private drive in Sharon Heights. A paneled door opens to a formal entry, which allows access to the elevator. A hall leads past the den, which has an adjoining half-bath. The spacious living room features a mirrored wall and gas-log fireplace. The dining ell opens to a sunny, enclosed patio, while the updated kitchen is expanded by a large breakfast area. Upstairs, the master suite includes a commodious dressing room and bath. The second and third bedrooms share a full bath. Attached, two-car garage. Excellent Las Lomitas School District. Conveniently close to the Sharon Heights Shopping Center.

- Three bedrooms, two and one-half baths
- Living room, formal dining area, and updated eat-in kitchen
- Separate den with private patio
- Elevator, fireplace, and wet bar
- Large enclosed patio
- Access to common area clubhouse and pool
- Conveniently close to Sharon Heights Shopping Center
- Excellent Las Lomitas Schools
- Association dues are \$520 per month

Offered at \$1,199,000

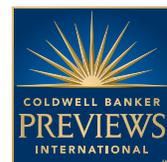


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**WWW.HUGHCORNISH.COM**

## ***2422 Sharon Oaks Drive Menlo Park***

*Welcome to this three bedroom, two and one-half bath, two-story town home on a desirable private drive in Sharon Heights. A paneled door opens to a formal entry which allows access to the elevator. A hall leads past the den, which has an adjoining half bath. The spacious living room features a mirrored wall and gas log fireplace. The dining ell opens to a sunny, enclosed patio, while the updated kitchen is expanded by a large breakfast area. Upstairs, the master-suite includes a commodious dressing room and bath. The second and third bedrooms, share a full bath. Attached, two-car garage. Excellent Las Lomas School District. Conveniently close to the Sharon Heights Shopping Center.*

### **Summary of Features**

- The formal **entry** has an oak hardwood floor and a large storage closet
- To the left of the front door, an **elevator** ascends to the second story
- A gas-log fireplace with a marble hearth warms the spacious **living room**
- Defined by a commodious storage cupboard, the **dining ell** opens to the patio
- The updated **kitchen** is expanded by a large breakfast area
- Nearby, the mirrored **wet bar** has glass shelves and a stainless steel sink
- The **den** has built-in bookshelves, a closet, and opens to a small, private patio
- The adjoining **half bath** has a molded “faux marble” vanity sink
- The second story **master-suite** has a dressing room, two closets and a **full bath**
- Two **guest bedrooms** share a second **full bath**
- Concealed by louvered doors, the **laundry facilities** are located in the kitchen
- The **attached two-car garage** has an automatic door and built-in storage
- The sunny, enclosed aggregate **patio** is enhanced by flowering shrubs and trees
- The common area includes a **clubhouse** and a **pool**
- Per MB Homeowner’s Management, regular monthly assessments are \$520
- Excellent **Las Lomas School District**

## *The Townhome*

### **Entry and Elevator**

- A paneled front door with a sidelight opens into the formal **entry**
- To the left of the front door, an elevator ascends to the second story
- A deep storage closet is located under the stairs
- A sparkling chandelier is suspended from the lofty ceiling
- Crown moldings, baseboards and polished oak hardwood floor

### **Hall, Living Room and Dining Ell**

- A **hall** leads from the entry past the den to the living room
- A storage closet with built-in shelves opens from the hall
- Visually, the spacious **living room** is doubled in size by a wall of mirror
- The gas log fireplace has a green marble hearth and surround, topped by a classic white mantelpiece
- To the right of the fireplace, a floor-to-ceiling window is screened by Plantation shutters
- Spotlights are recessed into the ceiling
- Crown moldings, baseboards, and polished oak hardwood floor
- The **dining ell** is defined by a commodious storage cupboard with shelf storage and paneled, double folding doors
- A swinging door opens to the kitchen
- Two sets of sliding glass doors open to the sunny, enclosed patio
- A sparkling chandelier is suspended from the ceiling
- Crown moldings, baseboards, and polished oak hardwood floor

### **Kitchen, Laundry and Wet Bar**

- The updated **kitchen** is expanded by a large breakfast area
- Banks of paneled, white wood cabinets and drawers line the walls
- Counters, one of which incorporates a breakfast bar, are of warm, brown granite
- The double, stainless steel sink has a gooseneck, pull-out faucet
- Windows above the sink frame a view of the sunny, enclosed patio
- The Jennair stove has five gas burners, an electric oven, and an electric broiler
- Additional appliances include a General Electric Spacemaker microwave, a General Electric stainless steel dishwasher and a Maytag side-by-side refrigerator/freezer
- A sliding glass door opens to the patio

- Concealed by louvered doors, the full-sized **washer and dryer** are topped by built-in cabinets
- A swinging door opens to the dining ell
- Nearby, the mirrored **wet bar** has glass shelves and a stainless steel sink
- The central skylight is fitted with fluorescent light fixtures
- Spotlights are recessed into the ceiling
- Crown moldings, baseboards and polished oak hardwood floor

## Den and Adjoining Half Bath

- The **den** is located to the right of the front door, off the entry
- The wall opposite the door is lined with floor-to-ceiling built-in bookshelves
- A closet makes it possible for this room to be used as a fourth bedroom
- Sliding glass doors open to a small, private patio
- Spotlights are recessed into the ceiling
- Crown moldings, baseboards and polished oak hardwood floor
- The **half bath** adjoins the den
- The molded “faux marble” sink is set atop a vanity beneath a mirror
- A white iron-work chandelier is suspended from the ceiling
- Wall-to-wall carpet

## Staircase

- The carpeted **staircase** connects the first and second stories
- The metal banister is topped by a wooden rail
- At the top of the staircase, a window screened by a Plantation shutter overlooks the front lawn
- The elevator door is located nearby

## Master Suite

- The **master bedroom** lies at the end of the hall
- A picture window, screened by plantation shutters, overlooks the enclosed patio
- Opposite, the double closet has mirrored doors
- In the **dressing room**, molded “faux marble” twin sinks are set atop a vanity beneath a wall of mirror
- A mirrored medicine cabinet is built into one wall
- Concealed by louvered doors, a walk-in closet provides generous hanging and shelf storage
- The private **bath** has a stall shower

- The commode and tub occupy a separate compartment
- Off-white wall to wall carpet throughout

## **Additional Bedroom #2**

- **Bedroom #2** is large enough to accommodate twin beds
- Screened by Plantation shutters, the window frames a view of the front lawn
- Louvered doors conceal the double closet
- Spotlights are recessed into the ceiling
- Off-white wall-to-wall carpet

## **Bath**

- The **full bath** is shared by bedrooms #2 and #3
- The molded “faux marble” sink is set atop a vanity beneath a wall of mirror
- A mirrored medicine cabinet is built into shower-over-tub and commode
- A window overlooks the side yard
- Spotlights are recessed into the ceiling
- Off-white wall-to-wall carpet

## **Additional Bedroom #3**

- **Bedroom #3** is large enough to accommodate twin beds
- Screened by Plantation shutters, the window frames a view of the side yard
- Louvered doors conceal the double closet
- Off-white wall-to-wall carpet

## ***Additional Amenities***

- A variety of trees and mature shrubs ring the townhouse providing peace and privacy
- The aggregate front walkway is bordered by evergreen and flowering plants
- The sunny, enclosed aggregate **patio** has an automatic drip irrigation system
- The **two-car garage** has an automatic garage door and extra storage
- Attic storage above garage
- Upgraded furnace and water heater
- The paved asphalt driveway allows for extra parking
- Central forced air heat and air conditioning
- Security alarm system
- Approximately **2360 square feet** of living space

- The common area includes a **clubhouse and a pool**
- Per MB Management, regular monthly assessments are \$
- Conveniently close to Sharon Heights Shopping Center
- Excellent **Las Lomas** School District

*For further information please contact:*

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*Listed by Hugh Cornish. Any statistics or prices while not guaranteed, have been secured from sources I believe to be reliable. I recommend that the buyer have a licensed contractor inspect the property and review any and all the available reports, building permits and disclosures. In addition, I recommend that if the buyer plans to remodel, tear down and /or re-build the subject property, the buyer should meet with the City of Menlo Park Building Department. Buyer shall verify square footage of lot and all structures. Buyer shall verify attendance at local schools.*

**Disclosure Package Available Upon Request**