



*Patrick Warholic proudly presents:*  
***A Special & Distinctive Renown  
Built Home in California Hills***

**For more information or a private showing call 916-208-3892  
Or go online and see: [100stormscourt.com](http://100stormscourt.com)**



**100 Storms Court  
Folsom, CA 95630  
\$498,888**

If location, outstanding space utilization, and comfort are important to you, then consider this fabulous single-story home by Renown located in Folsom's prestigious California Hills. Bright and relaxing, the floor plan is open and provides the latest in contemporary features and comforts to suit any lifestyle. Beautifully appointed throughout. Great RV parking area behind fence.

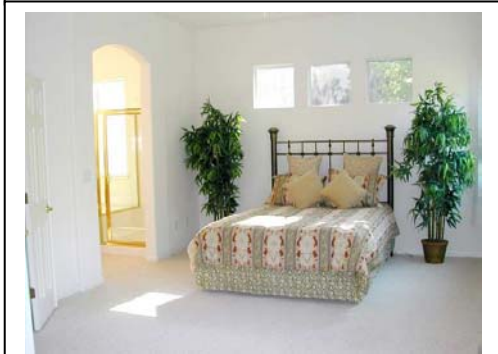
- 3/5 Bedroom, 2 Bath, 2,056 sq. ft., 2 -Car Garage
- Popular single story floor plan showcases a large family room with tiled fireplace open to private pool sized back yard, beautifully landscaped gardens and covered patio. Open eating area provides easy access to outdoor meals.
- Large master suite, with private retreat that could easily be converted to a fourth or fifth bedroom. The master bathroom features generous sized dual sink counter tops luxurious jetted tub, and large shower with glass door.
- Try new recipes in a warm, open kitchen overlooking large family room, ideal for entertaining and family life; beautiful honey stained wood cabinetry and lots of ceramic tile counter space. Etched pantry door.
- Enjoy your meals in the bright & open dining area, or venture outside to the side yard patio area or enjoy the covered patio next to landscaped garden and lawn area.
- A formal dining room across the living room provides that elegant touch when entertaining family and friends
- Conveniently located near parks, hiking/biking trails and top rated schools. Also, minutes away from I-50.



**Patrick Warholic**  
341 Iron Point Road, Suite 100  
Folsom, CA 95630-9002  
(916) 608-3948 or (916) 208-3892  
[www.CalHomeNet.com](http://www.CalHomeNet.com)



# 100 Storms Court



## Location Information:

Subdivision:	California Hills
School District:	Folsom Cordova
Map Page/Grid:	261-C6
APN	071-1070-021-0000
MLS Number	MetroList 60087458

## Property Characteristics:

Type Property:	1 Family Residential
Lot Acres:	0.230
Stories:	1
Building Sq. Ft.:	2,056
Bedrooms:	3/5
Bathrooms:	2 (2,0)
Fireplaces:	1 (Family Room)
Garage:	2 -Car
Year Built:	1999

## Additional Information:

Type Construction:	Concrete Slab, Frame, with Stucco
Roof Material:	Tile
Heating & Cooling	Central, Heating and AC
Sprinklers:	Automatic front and rear
HOA Annual Dues	None
Bonds/Mello Roos	Yes

## Great RV Parking Area:



The information contained herein has either been given to us by the owner of the property or obtained from sources that we deem reliable. We have no reason to doubt its accuracy, but we do not guarantee it. The prospective buyer should verify the information contained herein.