

\$998,000

www.1093CaminoCaballo.com



Rare Opportunity!

1093 Camino Caballo • Nipomo, CA
2.31 Acre Ranchette • Horse Arena & 5 Covered Stalls
4 Bdrm / 3 Bath Home • 2,194 Sq. Ft.

Rare opportunity with endless possibilities! Private and secluded 2.31 acre ranchette with multiple trails straight from home for horseback riding and room to build a secondary unit or shop (check with county).

There is an automatic security gate and a circular driveway, five covered stalls, large paddock, riding arena, feed storage and tack room already set up so you can move up to seven horses directly onto the property. The acreage is set up perfectly with the horse facilities far enough away from the home to avoid dust. This home is 4 bedrooms, 3 baths and 2,194 sq. ft. Downstairs you will find a large living room with newer tile floors and a wood burning fireplace, a spacious kitchen with stainless steel appliances, a comfortable dining room with a second wood burning fireplace, an indoor laundry room, plus one bedroom and bathroom. Upstairs there are three bedrooms all with sliding glass doors that lead to a large deck, and two bathrooms. The master bedroom has three closets, dual sinks and a large shower. The backyard is lovely with a large covered patio that includes two skylights and a nice grassy area. Don't pass up your opportunity to own 2.31 acres in Nipomo that is ready for your horses or 4-H animals and is close to riding trails. This type of property doesn't come along often.



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