



JLEE REALTY



1160 HARKER AVE
PALO ALTO

UPDATED HOME IN THE DELIGHTFUL COMMUNITY CENTER NEIGHBORHOOD

Whether you want to live near the delightful attractions in the Community Center neighborhood or you want to live in a neighborhood with less traffic while still walking to downtown, this home is in an ideal location.

A living room, with windows looking out to the front yard and sliding glass doors leading out to the backyard patio, gives you a light-filled living space with expansive views. A fireplace, wood floor, and wide passageway to the dining room add to the open inviting ambiance.

A skylight, recessed lighting, undercabinet lights, and garden window in the eat-in kitchen make it a bright cheerful center for preparing meals. Stained wood, recessed-panel cabinets, granite countertops, high tile backsplash, tile floor, and stainless steel appliances provide modern features.

4 bedrooms

2.5 bathrooms

Living space: 1,983 SQ.FT.

Lot size: 7,824 SQ.FT.

PRICE UPON REQUEST





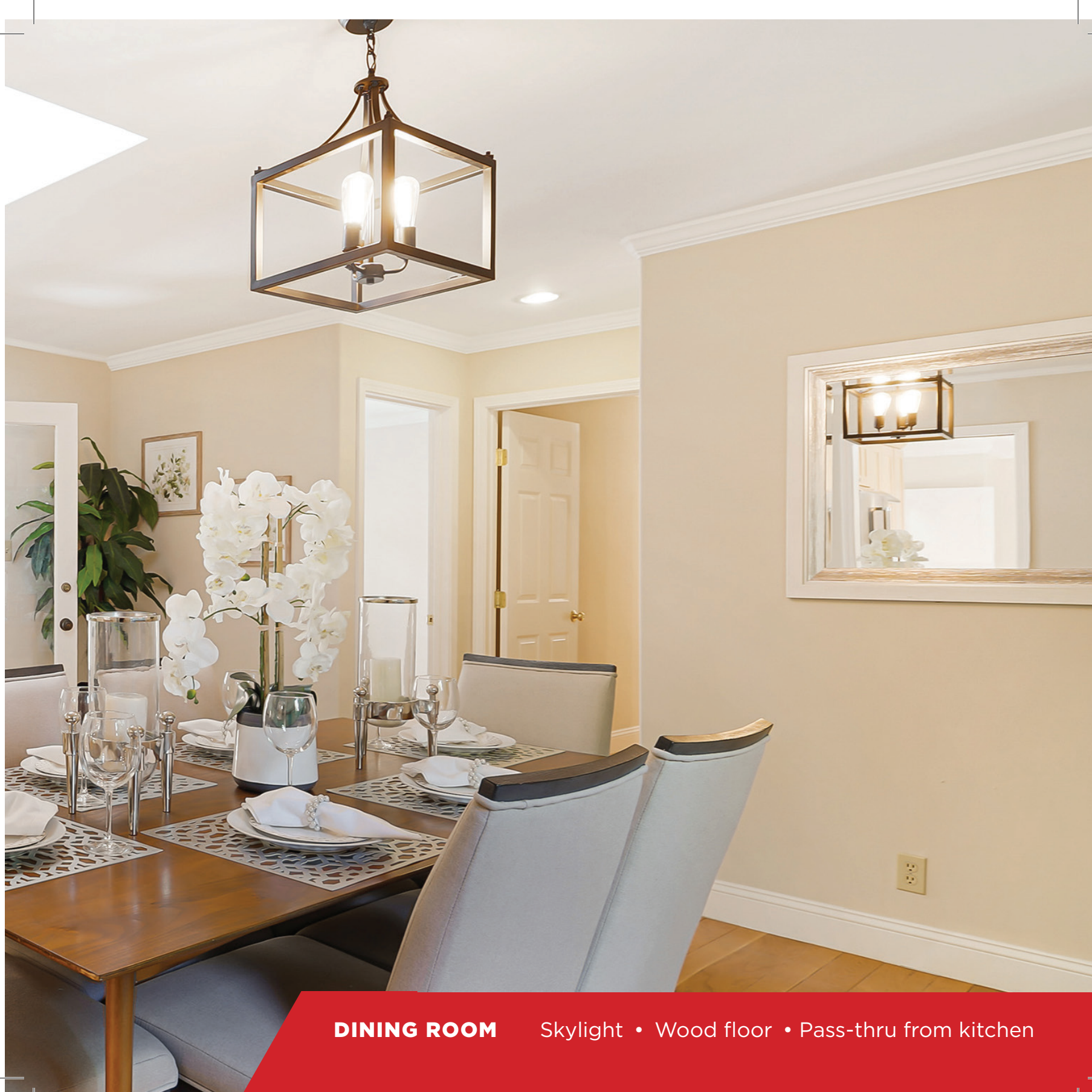




LIVING ROOM

Light from 2 sides • Wood burning fireplace • Wood floor





DINING ROOM

Skylight • Wood floor • Pass-thru from kitchen

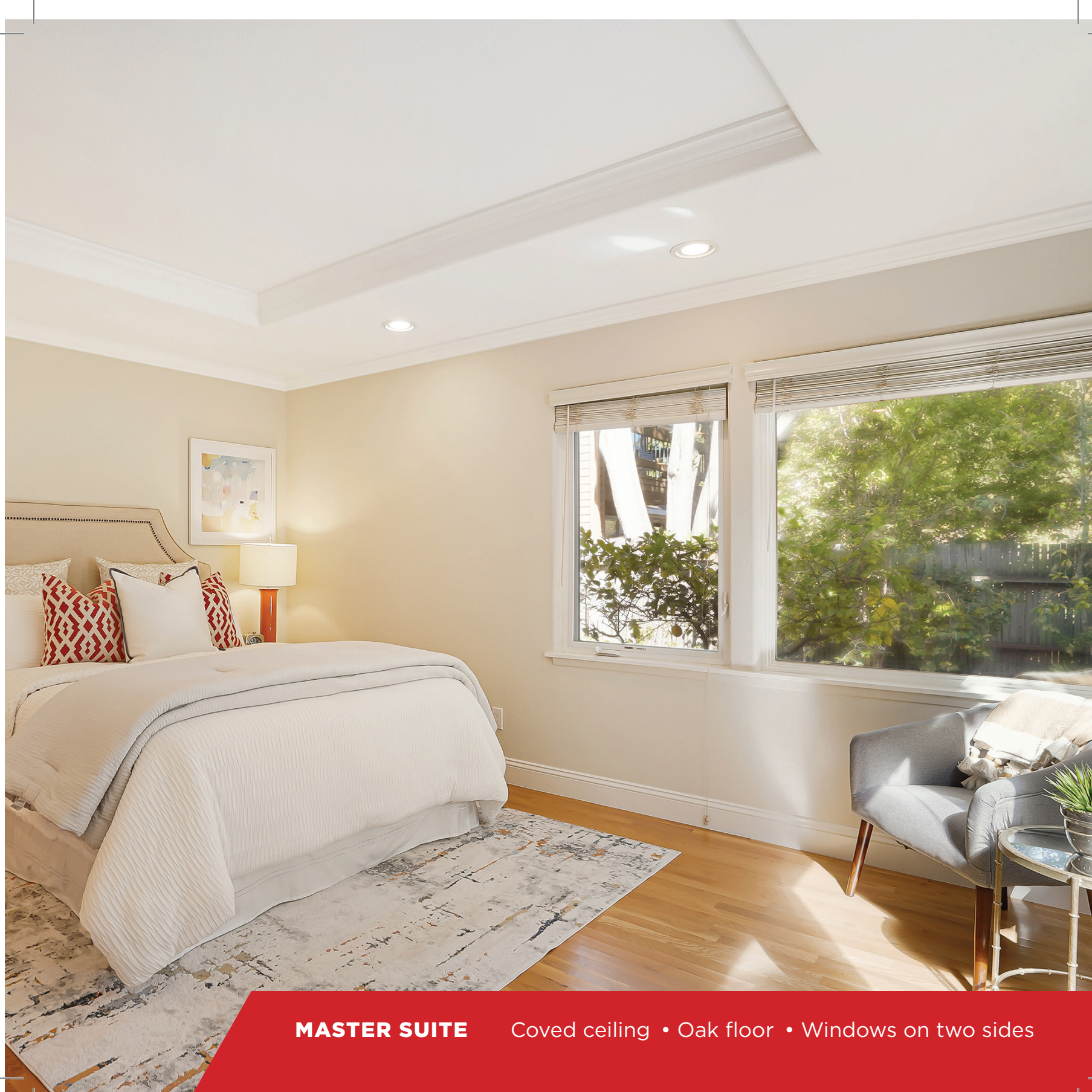




KITCHEN

Tile floor • Polished stone counter tops • High tile backsplash





MASTER SUITE

Coved ceiling • Oak floor • Windows on two sides

1160 HARKER AVE • PALO ALTO

Home Features

- Living space: 1,983 sq.ft.
- Lot size: 7,824 sq.ft.
- 4 bedrooms, 2.5 bathrooms
- Walter Hays Elementary, Greene Middle, Palo Alto High

Kitchen

- Black trimmed stainless steel appliances
- Smooth surface electric cooktop
- Built-in oven beneath cooktop
- Recessed panel, stained wood cabinets
- Granite counter tops
- High polished stone tile back splash
- Tile floor
- Breakfast area
- Skylight

Living Room

- Hardwood floor
- White block, wood-burning fireplace

- Built-in shelves
- View of front yard and back patio
- Open to dining room through large passageway

Master Suite

- Coved ceiling
- Recessed lighting
- Oak floor
- Windows looking out to side and back yards
- Walk-in closet
- Stained wood vanity with polished stone counter-top and two recessed sinks
- Polished stone tile bathroom floor
- Soaking tub set in platform with polished stone tile surround
- Glass shower with polished stone tile back

Exterior

- Landscaped front yard with lawn, various shrubs, and mature shade trees
- Fenced back yard with two large patios

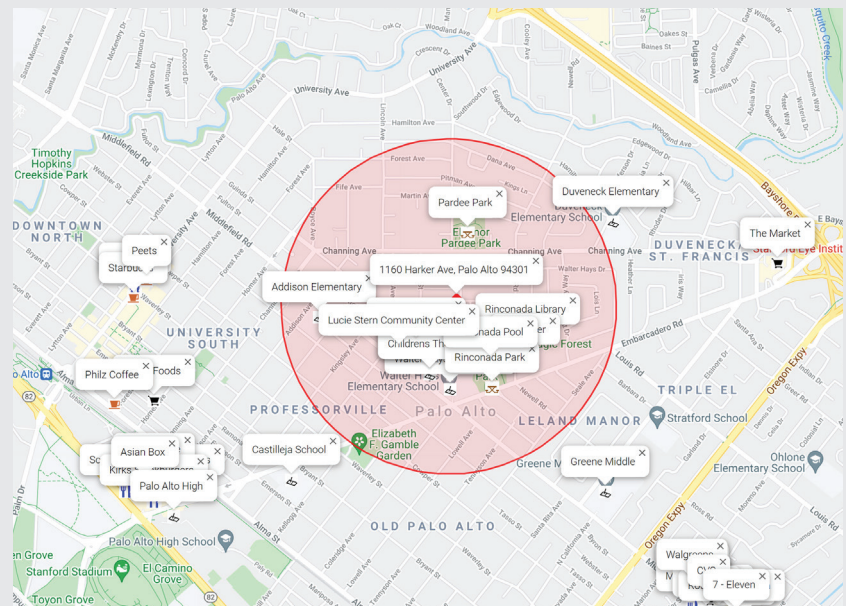
NEARBY ATTRACTIONS

Short walk to:

- Rinconada Library
- Rinconada Pool
- Rinconada Park
- Art Center
- Children's Theatre
- Children's Library
- Lucie Stern Community Center
- Eleanor Pardee Park
- Eleanor Pardee Community Garden
- Walter Hays Elementary
- Green Middle School

Moderate walk to:

- The Market
- Starbucks
- House of Bagels
- Chef Zhao Kitchen
- Midtown Shopping Center
- Asian Box
- Kirks Steakhouses
- Peets Coffee
- Trader Joes
- Palo Alto High
- Downtown Palo Alto

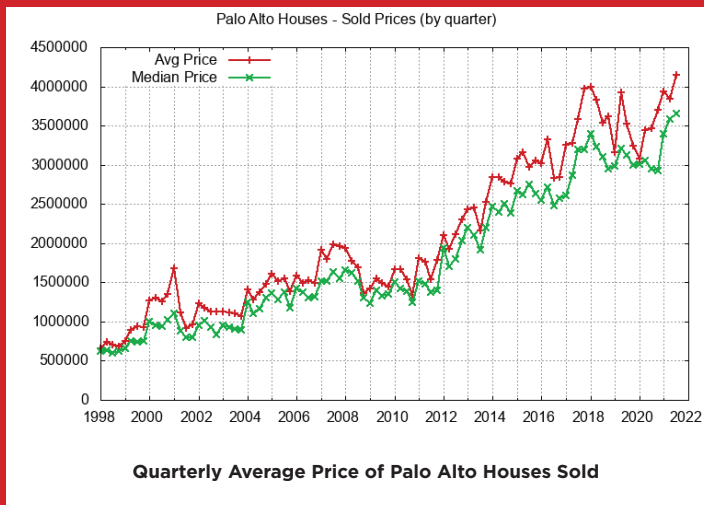


*Red circle marks 0.5 miles around 1160 Harker Ave, Palo Alto 94301

LOCAL REAL ESTATE TRENDS

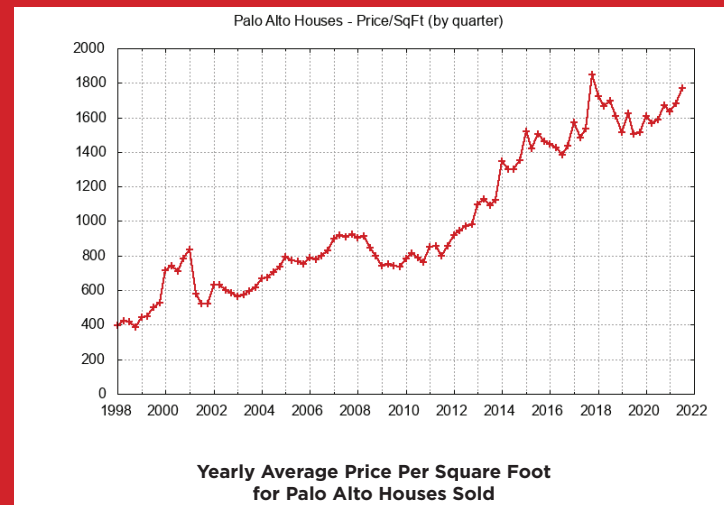
Average and Median Home Price of Palo Alto Homes Sold

When trying to understand Palo Alto neighborhood values for homes the first and most often real estate trend looked at is either average or median home sales price. The average price can be pushed up by a particularly expensive home being sold. Much less often an especially low price for one or more homes can push the average price down. By looking at both average and median price a quick judgment can be made about any unusually high or low prices.



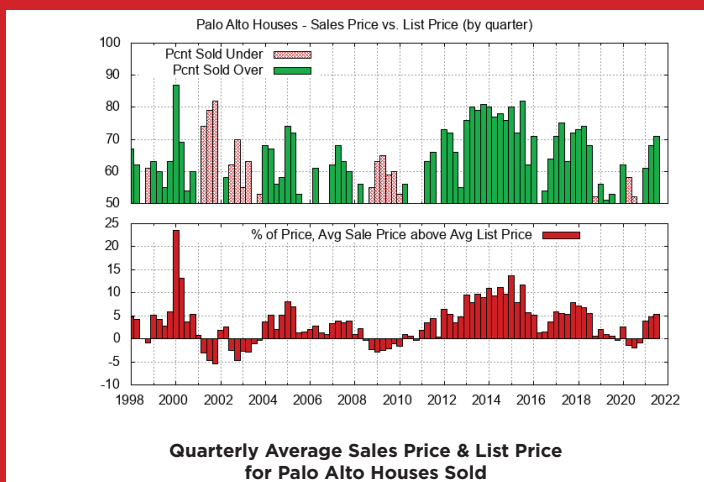
Price Per Square Foot for Palo Alto Homes Sold

The sales price of a Palo Alto home is affected by its size. Looking at price per square foot gives a partial adjustment for differences between homes. Furthermore if you look at the average size of a Palo Alto home sold you will see that it varies with time. Part of the variation is due to the random nature of which homes are being sold but the trend is for an increase in size with time because when a home is replaced with a newer home, the newer home is almost always larger.



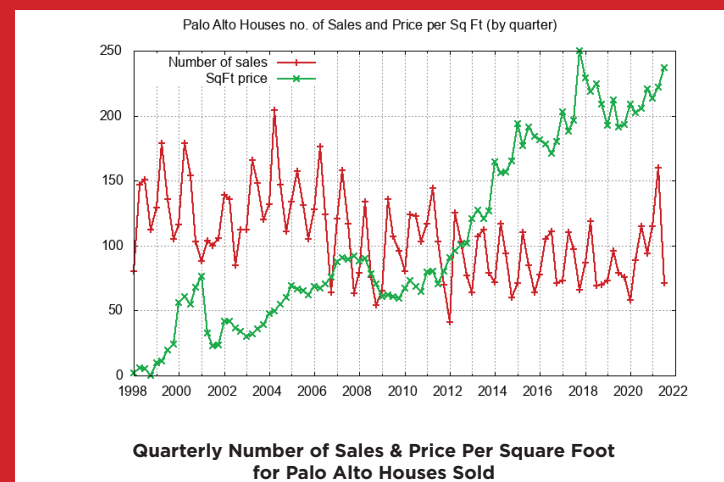
Sales Price vs. List Price for Palo Alto Homes

Home buyers and sellers want to know the typical relationship between list price and sales price. This relationship varies with city and time. The plots below show trends for this relationship using color coding which generally highlights changes in the market. More Palo Alto homes being sold over list price is a very good indicator of rising home prices. More homes being sold under list price is a very good indicator of falling home prices.



Number of Palo Alto Homes Sold

A quick estimate of how active the Palo Alto real estate market is, can be found by looking at the number of home sold. Locally there is a strong seasonal change in the number of homes sold. The lowest number of homes sold typically occurs around December & January. The highest number of homes sold typically occurs around May. Price changes do not track the seasonal change in the number of homes sold.







JulianaLee.com/1160harker



JLEE REALTY

4260 El Camino Real,
Palo Alto, CA 94306

JulianaLee.com | 650.857.1000 | homes@julianalee.com

"I believe honesty, integrity, hard work, commitment and creativity are all necessary to craft a truly successful real estate transaction."



Juliana Lee 李文
MBA/LL.B.
Team Leader/Broker
dre# 00851314/ 02103053

李文房地產做的最好

Over 30 Years of Experience in 30+ Silicon Valley cities