



JLEE REALTY



1319 WYLIE WAY
SAN JOSE

WONDERFUL 3 BED 2 BATH IN GREAT, WEST VALLEY, NEIGHBORHOOD

Centered in a delightful, peaceful, residential area, there are many cafes and shops a short walk away (0.5 miles).

Inside the home, the remodeled kitchen and bathrooms will readily satisfy your desire for modern features and finishes. A large backyard patio gives you ample space for outdoor entertaining and enjoyment. An open living room / dining room give you flexibility while a large family room provides space for private relaxing.

3 bedrooms

2 bathrooms

Living space: 1,402 SQ.FT.

Lot: 6,425 SQ.FT.

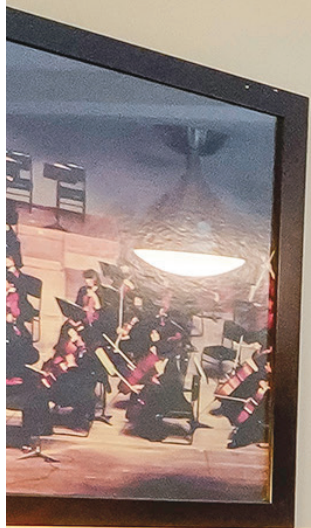
PRICE UPON REQUEST



Juliana Lee Team
650-857-1000

JulianaLee.com/1319wylie



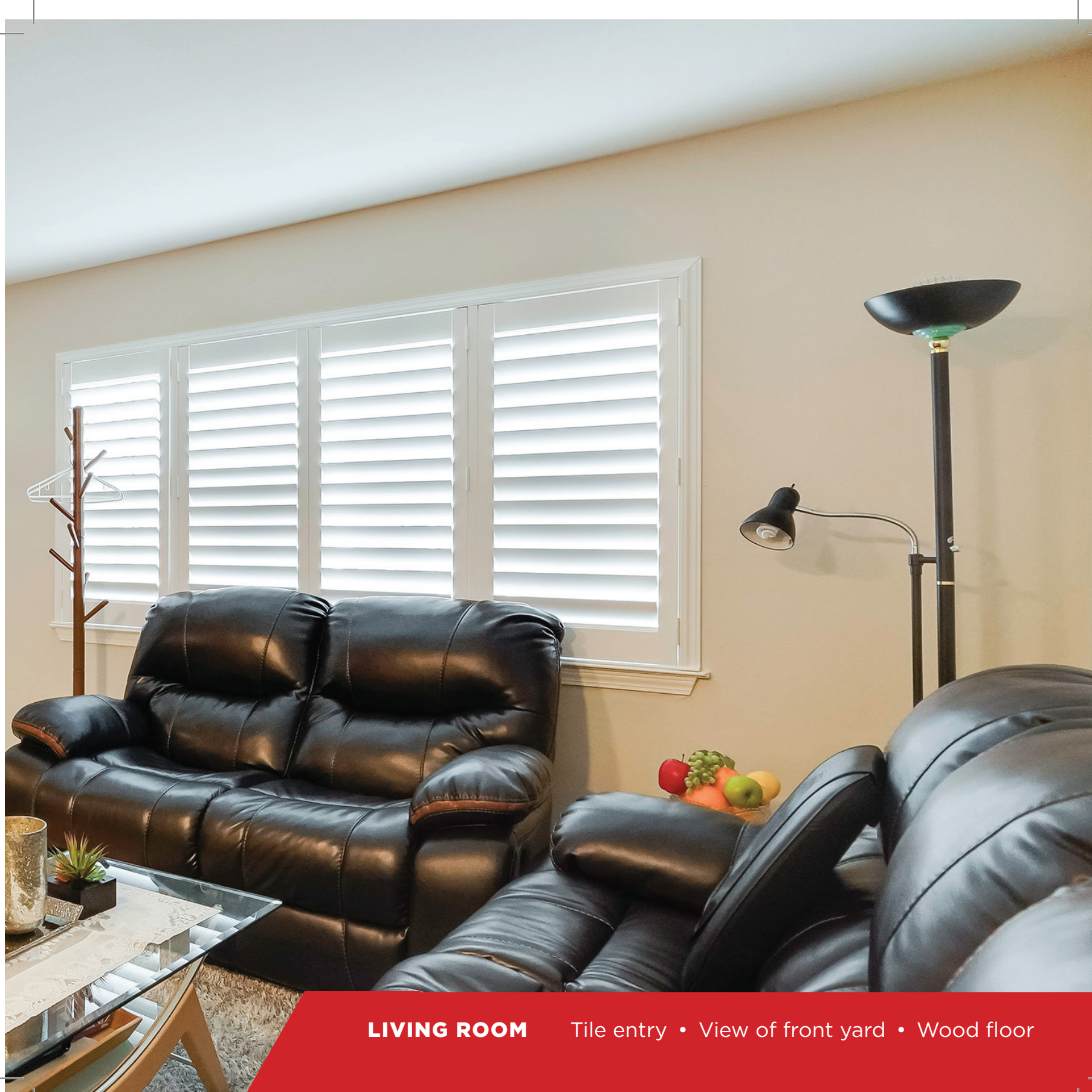




FAMILY ROOM

Exposed beam ceiling • Fireplace with white brick surround





LIVING ROOM

Tile entry • View of front yard • Wood floor

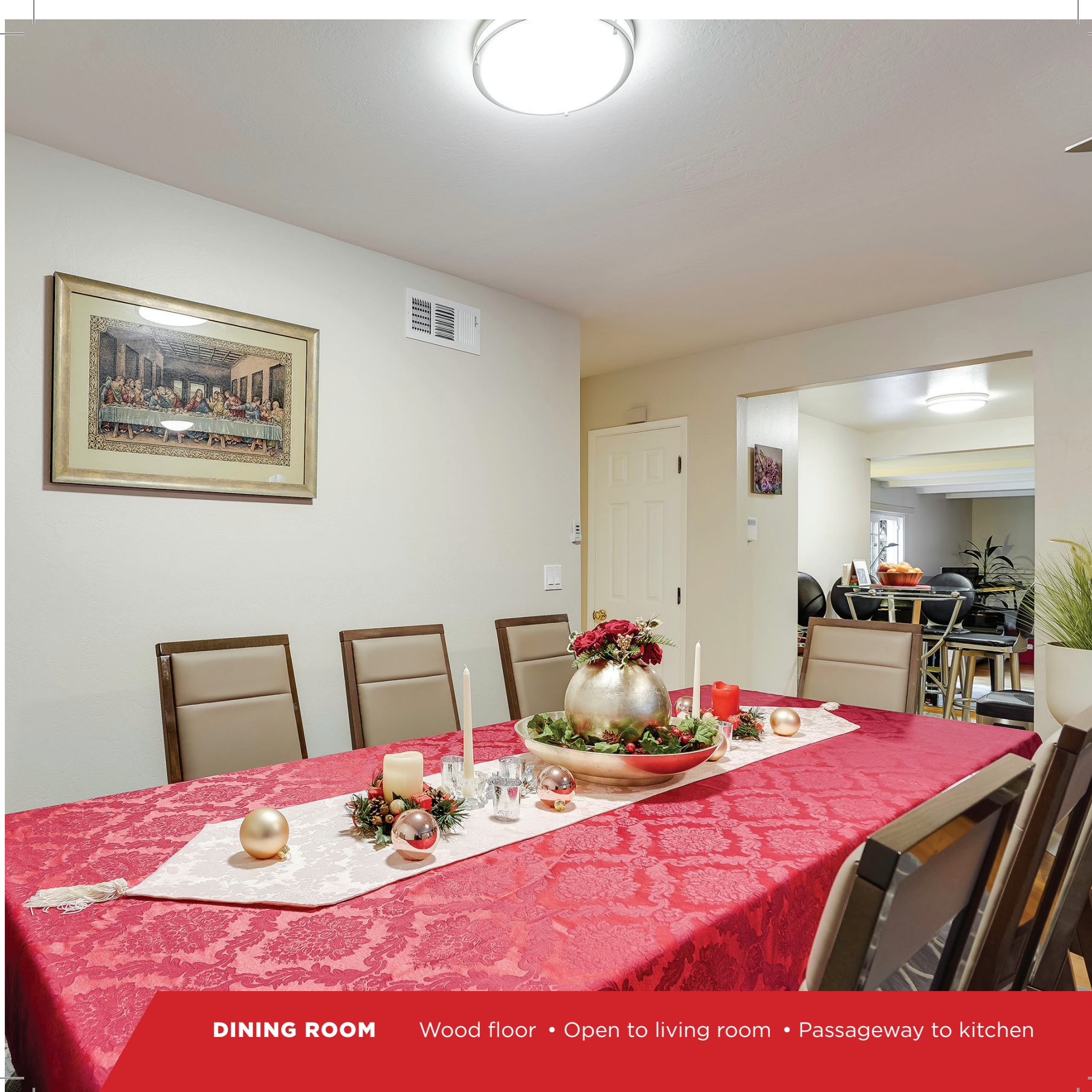




KITCHEN

Passageway to dining area • Quartz counter tops • Wood floor





DINING ROOM

Wood floor • Open to living room • Passageway to kitchen

1319 WYLIE WAY • SAN JOSE

Home Features

- Living space: 1,402 sq.ft.
- Lot size: 6,425 sq.ft.
- 3 bedrooms, 2 bathrooms
- Upgraded kitchen & appliances
- Upgraded bathrooms
- Air conditioned
- Payne Elementary, Moreland Middle, Prospect High

Kitchen

- Remodeled with modern finishes
- Stainless steel appliances
- Free standing gas range
- Recessed panel antique white cabinets
- Quartz counter tops
- High marble subway tile back splash
- Hardwood floor

Living Room

- Tile entryway
- Hardwood floor
- Open to dining room
- View of front yard

Master Suite

- Hardwood floor
- Windows looking out to backyard
- Closet with sliding doors
- White recessed panel vanity with counter-top and sink
- Walk-in shower with glass door and marble tile surround

Exterior

- Ship lap siding exterior
- Landscaped front yard with mature shade tree, lawn, and hedge next to sidewalk
- Fenced back yard with large flagstone patio

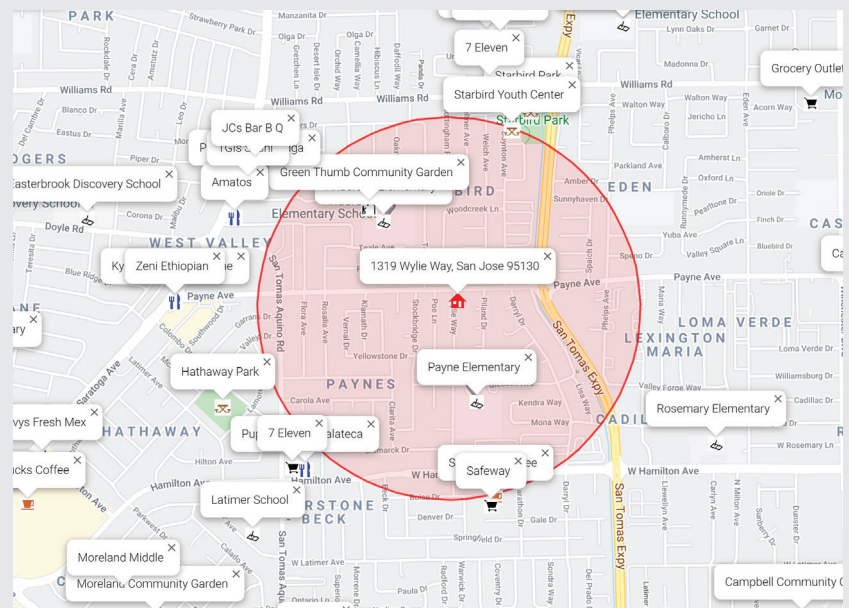
NEARBY ATTRACTIONS

Short walk to:

- Green Thumb Community Garden
- Starbucks Coffee
- Safeway
- Starbird Park
- Starbird Youth Center
- TGI's Sushi
- Amatos
- Panaderia La Espiga
- JC's Bar B Q
- Zeni Ethiopian
- Kyusu Burmese Cuisine

Moderate walk to:

- Westgate Shopping Center
- Trader Joe's
- Peets Coffee
- Chipotle
- Rojoz Wraps
- Moreland Middle

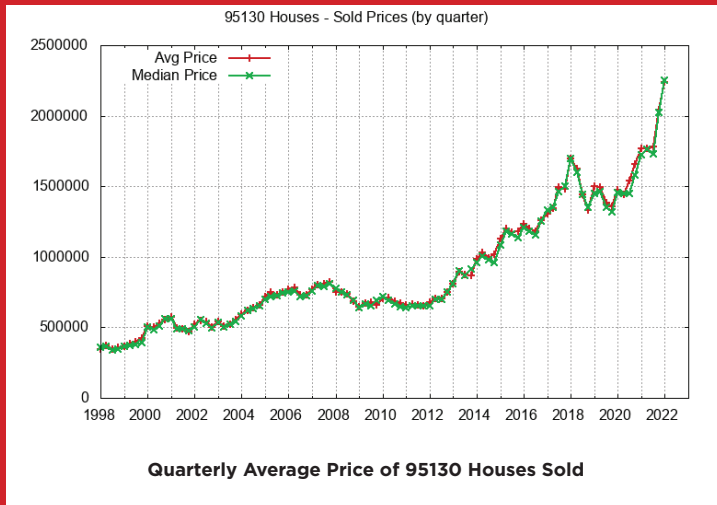


*Red circle marks 0.5 miles around 1319 Wylie Way, San Jose 95130

LOCAL REAL ESTATE TRENDS

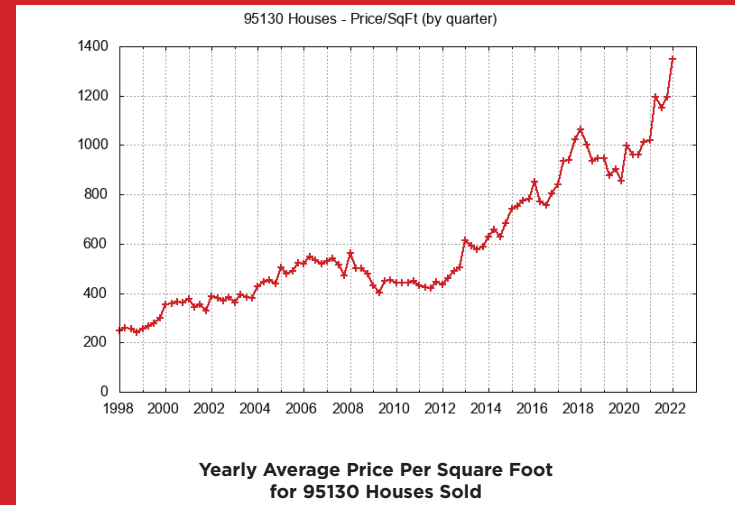
Average and Median Home Price of 95130 Homes Sold

When trying to understand 95130 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.



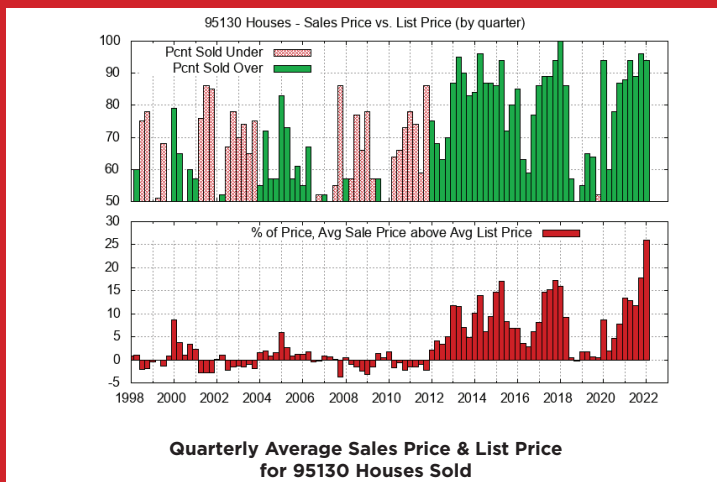
Price Per Square Foot for 95130 Homes Sold

The sales price of a 95130 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 95130 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.



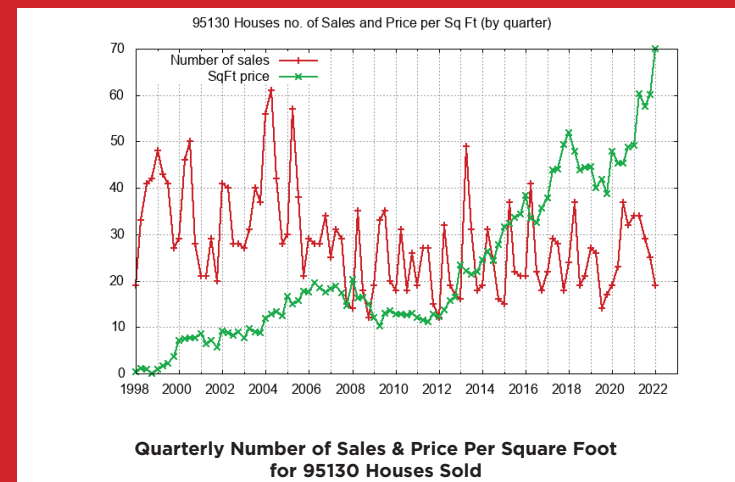
Sales Price vs. List Price for 95130 Homes

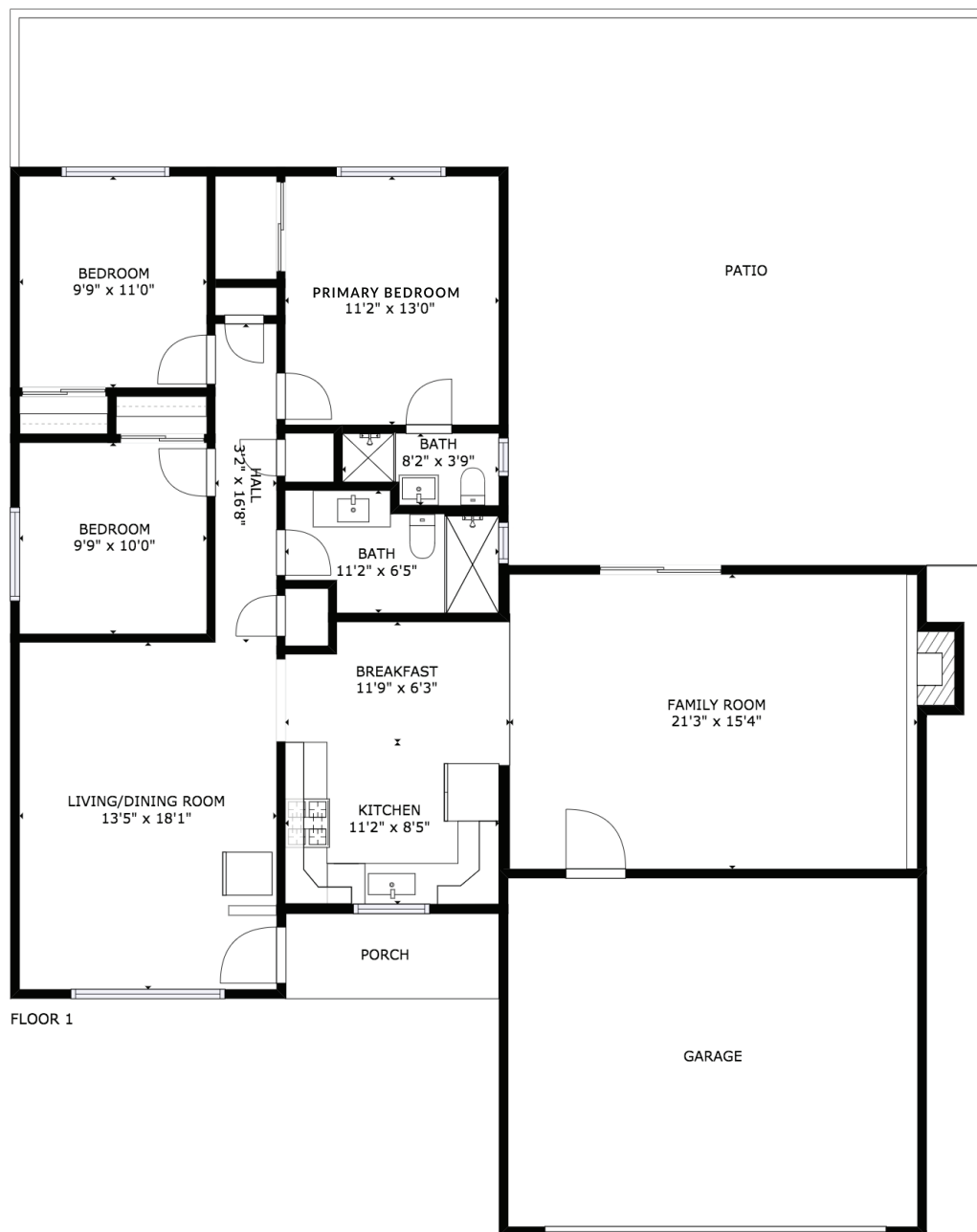
Home buyers and sellers want to know the typical relationship between list price and sales price. This relationship varies with city and time. The plots below show trends for this relationship using color coding which generally highlights changes in the market. More 95130 homes being sold over list price 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 95130 Homes Sold

A quick estimate of how active the 95130 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.





GROSS INTERNAL AREA

FLOOR 1: 1353 sq ft

TOTAL: 1353 sq ft

SIZES AND DIMENSIONS ARE APPROXIMATE, ACTUAL MAY VARY.



JulianaLee.com/1319wylie



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