

# “The Oaks” 2 Ac. Homestead

## Yorkville, CA

Offered At \$495,000 .

Located in Yorkville near the Yorkville Post Office this 2 acre homestead has it all. Great gentle ground for spacious gardens, and lawns, a beautiful 2 bedroom, one bath home with an open floor plan, a large covered patio for additional outdoor living space, a swimming pond, and several out-buildings, one of which is the old Oaks Café. The lovely country kitchen, features new hickory cabinets and stunning granite countertops.



Zoning is Range Land  
Easy commute to Cloverdale and  
Sonoma County.

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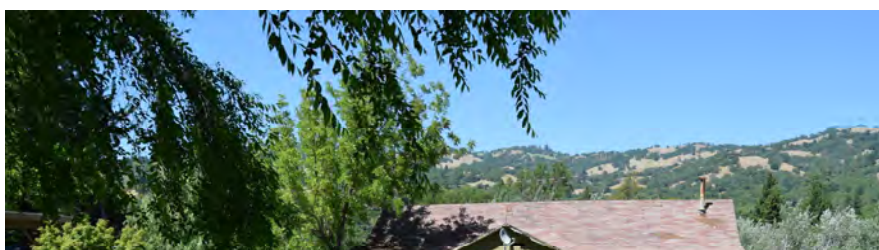




Water for the property is ample, with a good well providing the domestic water. There is also a good spring that is piped into, and through the lined swimming pond. On a hot summer day the pond is a hit with everyone.



The home is lovely, very well done, and a comfortable space for the family. A recent remodel has made this older house a very pretty and functional modern home. In spite of the inviting home, this place is set up for those that enjoy the outdoors. From the lovely porches, to the fenced garden areas, to the large lawn, and the swimming pond, this is a recreational paradise.



The old Oaks Café is a Yorkville landmark, that was a watering hole for decades. Now it is used for storage and a personal bar room and pool hall for friends and family.