



Antioch is located along the San Joaquin River at the western end of the San Joaquin-Sacramento River Delta, and is home to 31 parks spanning across 310 acres, with an additional 600 acres of city-owned open space.

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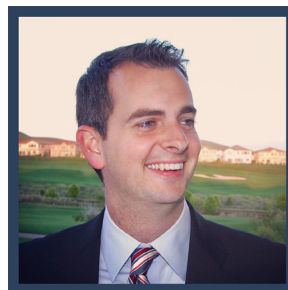
REAL ESTATE SERVICES

Better Marketing. Better Results.™

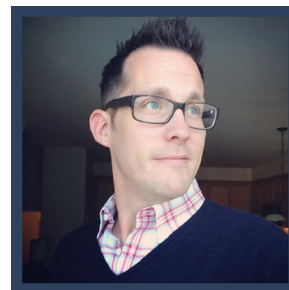
The information age is here, but most local Realtors still sell homes the same way they did 20 years ago. When you want the highest purchase price possible in the shortest period of time, you want representation who knows how to make your home shine where nearly every buyer is looking for homes – the internet.

The team at Lifestyle Real Estate Services thinks differently. We find ways to make your home unique in the marketplace, and we pursue an emotional hook with homebuyers to maximize results for you. Speaking of results, in 2014 our listings were on the market for an average of only nine days and sold for an average of 99.7% of their asking prices!

To learn more, go to LifestyleRES.com, or to speak with a friendly property marketing representative, call us today at (925) 230-8375.



Roger A. Clark
Broker & President



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3639 Mallard Way

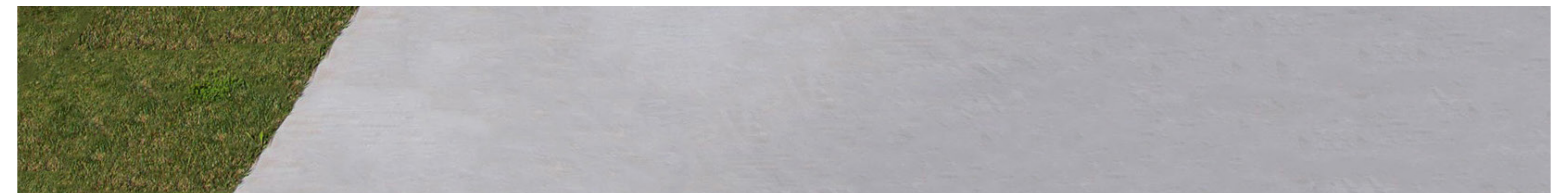
Antioch, California



lifestyle

REAL ESTATE SERVICES

Lifestyle Real Estate Services is excited for the opportunity to present yet another outstanding property in the lush hills of Antioch. From its brand new Mohawk® sculptured-touch carpet and granite countertops to its breathtaking view of the San Joaquin delta, you'll know your search for the perfect home is complete.



A Spacious Home with an Unforgettable View.

The Design and Property Marketing Team at Lifestyle Real Estate Services is proud to unveil a wonderfully refreshed home to buyers just like you. Resting against the Black Diamond Mines regional preserve, this spacious five-bedroom property presents a commanding view of the San Joaquin delta while still enjoying a degree of privacy that is simply impossible to find in other parts of the Bay Area.

Boasting an interior paint plan and oil-rubbed bronze lighting package specially selected by Lifestyle's design team, brand new Mohawk Aladdin® sculptured-touch carpet and granite counter tops, and sleek stainless steel kitchen appliances, every upgrade has been carefully selected in crafting the perfect home for discerning homebuyers just like you. Materials and finishes were curated by designers with the goal of elevating your lifestyle—while remaining practical and easy to keep clean.

With a spacious 5 bedrooms (each enjoying expansive closet space), two separate loft areas, and a 3-car garage, this home provides ample room for hosting family and friends. The backyard features expansive hardscape, including a custom-built reinforced concrete patio that is perfect for weekend barbecues and summer-time socializing with friends. And did we mention the view?

"What's the price?!" we hear you ask. We like to represent our listings with great marketing like the brochure you're holding now, but pricing is something that's always subject to change. **For the current price, check out the link at the bottom of this page, or give us a call today at (925) 230-8375.**

We would love to meet you! You can schedule a private showing appointment with us by visiting us online at <http://LifestyleRES.com> or calling the number above.

Once you're on the site, make sure to check out our blog! The real estate market changes quickly and frequently, and our blog is our chance to share our experience and insight with you. We help buyers and sellers just like you avoid market pitfalls, and help you gain the upper hand. We're not just ordinary real estate sales people, we're experts at real estate marketing.



Spacious living room features high ceilings



Kitchen features new countertops and cabinetry



Master bedroom equipped with brand new ceiling fan



Master bathroom features expansive stall shower and soaking tub



Upstairs loft areas for childrens' play area or home office

Property Features

The location of this home couldn't be better. With easy freeway access and nearby shopping, you'll have nearly everything you need within easy driving distance.

- Five bedrooms, two bathrooms
- 2852 sq. ft. residence, 6910 sq. ft. lot, built in 2010
- Designer-selected interior paint plan throughout house
- NEW Mohawk Aladdin® sculptured-touch carpet
- NEW ceiling fan in family room
- High quality poured reinforced-concrete rear patio
- Designer-selected oil-rubbed bronze lighting hardware
- Sweeping view of San Joaquin delta
- Spacious 3-car garage
- Freshly mulched backyard

Kitchen

- NEW dishwasher, microwave, and garbage disposal
- NEW granite countertops
- NEW shaker-style cabinetry
- NEW oil-rubbed bronze cabinet hardware

Bedrooms & Bathrooms

- NEW ceiling fan in Master Bedroom
- NEW custom halogen lighting in Master Closet
- Expansive stall shower and soaking tub in Master Bath
- Generous walk-in closet in Master Bedroom

See More Online!

If you like what you see outside, wait until you see inside! The sellers chose to have this property featured on our website, www.LifestyleRES.com, which is chock full of great information -- practically everything you could want to know about real estate!

At the link below you'll get up-to-the-minute pricing information, be able to view a LOT more photos, property reports and school district info, all from the comfort of your home. You can also click the **"Book a Showing Appointment"** button to let us know you're interested in a private viewing of the property.

www.lifestyleres.com/3639-mallard