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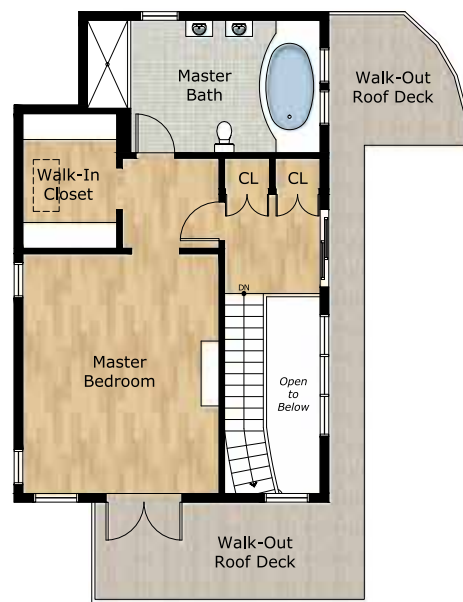
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**MAIN LEVEL**



**UPPER LEVEL**



**LOWER LEVEL**

**BERKSHIRE HATHAWAY**  
HomeServices

LUXURY  
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677 Portola Drive  
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Andrew Herrera II presents...



**198 El Verano Way**  
- MONTEREY HEIGHTS -





## Monterey Heights Grand Spanish Mediterranean View Home!

This spectacular Spanish Mediterranean Pacific Ocean view home built in 1927 is beautifully situated on a prime corner lot, close to public transportation! The lush garden entrance with impressive concrete staircase leads to the arched doorway and into a stunning foyer with center hall floor plan and convenient coat closet. The magnificent formal living room with barrel ceiling boasts a gas fireplace with imposing stone mantel and surround, eight floor-to-ceiling arched windows, intricate plaster moldings, crystal chandelier and gleaming inlaid hardwood floors. The banquet-size formal dining room with high ceiling, double doors, bay window and dramatic light fixture is perfect for entertaining! The awe-inspiring gourmet kitchen with seven-sided breakfast room and French doors that open to the garden showcases an enormous work-island with lunch counter, two sinks and striking globe chandelier, all stainless steel appliances including a Thermador six-burner gas range with hood and a Bosch dishwasher, Sub-Zero refrigerator and freezer drawers, recessed lighting, granite counters with subway tile backsplash, custom cabinetry with pantry and slow-close drawers, and a separate laundry room with utility sink and ample storage. Two spacious bedrooms – one as an en-suite – and two remodeled full baths end this floor.



The remarkable open-banister staircase ascends to the extraordinary master suite level which features a sumptuous bedroom with fireplace, crystal chandeliers and huge walk-in closet, a fabulous en-suite bath with side-by-side vanity sinks, soaking tub and big walk-in shower, and a sensational wrap-around tiled roof deck with panoramic views from the Olympic Club and Lake Merced to the Pacific Ocean. The home's lower level includes a fourth terrific bedroom with large closet, a fourth remodeled full bath with dual vanity sink and shower over tub, and a splendid family room with five-sided bay window, gigantic closet and a third gas fireplace. The walk-out landscaped backyard with expansive deck, built-in firepit, flowerbeds, gated tradesman's entrance and twinkling overhead lights completes this truly special home!

### Main Features

- ◆ 4 large bedrooms
- ◆ 4 remodeled baths
- ◆ Grand formal living room
- ◆ Banquet-size formal dining room
- ◆ Gourmet kitchen
- ◆ Breakfast room
- ◆ Laundry room
- ◆ Huge Family room
- ◆ 3 gas fireplaces
- ◆ Hardwood floors
- ◆ Recessed lighting
- ◆ Crystal chandeliers
- ◆ Bay windows
- ◆ Wrap-around roof deck
- ◆ Sweeping Pacific Ocean views
- ◆ Landscaped backyard
- ◆ Walk-out deck, firepit
- ◆ Ample storage
- ◆ 4 car parking garage

Offered at \$2,950,000

