

COMPASS



2425 BATTERING ROCK ROAD

SANTA YSABEL RANCH
TEMPLETON - CALIFORNIA

4 BD 4.5 BA 3588 SF \$2,550,000

+/-2.63 acres
3 car garage
2006 year built
+/-1,070 elevation
Tesla charging station
16' waffle beam ceilings
+/- 820 sq. ft. storage area
Approved +/-1,200 sq. ft. ADU plans
17' by 25' PebbleTec infinity edge pool
+600 bottle temperature controlled wine cellar
Adjacent +/-1.8 acres available for purchase (\$400k)

Santa Ysabel Ranch amenities include 24 hour guarded security, catch & release fishing, tennis & pickleball courts, hiking & walking trails.



Additional Resources

Digital Property Brochure, [click here](#)

Historical Santa Ysabel Ranch Brochure, [click here](#)



www.2425BatteringRock.com



Robert Sousa

DRE# 01774193
REALTOR®
M: 805.460.3000
robert.sousa@compass.com



**ROBERT
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