

**FOR SALE**

**Seller is Motivated  
PRICED 2 SELL**

**Family-Ready  
Townhome**

**FHA 3.5**

**Explore Buyer Options**

**\$475k-\$510k**

**WELCOME  
Home**

**CA LIC 00932098**

**SOW WITH SIMS**

**REAL ESTATE AMBASSADOR & PARTNERS**



**DR. ETHEL SIMS - BROKER**

**619-871-5585;**

**SIMSREAP@GMAIL.COM**

**7155 CITRUS UNIT 422**

**FONTANA 92336**

**3 BEDROOM 2.5 BATHS**

**MOVE IN READY**

**FAMILY STYLE TOWNHOUSE**

**Open Floor Plan  
Upper Floor Laundry  
Low HOA Fees  
Club House  
Jacuzzi - Pool  
Playground  
Gated Community**

**SELLER IS  
MOTIVATED**

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CADRE# 00932098**

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**CALL ABOUT  
 BUYER   
INCENTIVES**