



# Nicole Truskowski

Broker Associate - Sotheby's International Realty  
Extraordinary Real Estate Service

Office: 831-622-4807  
Cell: 831-238-7449  
Fax: 831-624-1651  
nicole@estatesofcarmel.com

Nicole Truskowski

## Client Thumbnail



### 1224 Castro Road, Monterey CA 93940

Class:	Single Family Residential	List Date:	06/17/2010
Beds:	5	List Price:	\$1,750,000
Baths:	5(4/1)	Sale Price:	\$1,450,000
Sqft:	5715 (Paid Vendor)	HOA Fee:	
Lot Size:	41,277 SqFt (Assessor)	X-Street:	Castro Way
Elem Dist:	Monterey Peninsula Unified		
High Dist:	Monterey Peninsula Unified		

List Agent: Rebecca Kennedy  
List Office: Kennedy Properties

Direction: Aguajito to Castro Way veer right at y

Remarks: Historic Casa de Castro adobe and 5 yr new Spanish/Mediterranean home vistas across the Del Monte Golf Course. The historic portion of the house was built in the early 1800s. New sect boasts gourmet kitchen, a Mstr ste

MLS No: 81030438 DOM: 502  
Status: Sold



### 1451 Via Marettimo, Monterey CA 93940

Class:	Single Family Residential	List Date:	11/07/2011
Beds:	3	List Price:	\$614,000
Baths:	3(3/0)	Sale Price:	\$614,000
Sqft:	2172 (Assessor)	HOA Fee:	
Lot Size:	11,550 SqFt (Seller)	X-Street:	Joselyn Canyon
Elem Dist:	Monterey Peninsula Unified		
High Dist:	Monterey Peninsula Unified		

List Agent: Greg Jacobson  
List Office: Sotheby's-Clocktower

Direction:

Remarks: Great location and beautiful home.

MLS No: 81146747 DOM: 28  
Status: Sold



### 2137 Trapani Circle, Monterey CA 93940

Class:	Single Family Residential	List Date:	08/17/2011
Beds:	3	List Price:	\$539,000
Baths:	3(2/1)	Sale Price:	\$510,000
Sqft:	2080 (Assessor)	HOA Fee:	
Lot Size:	0 SqFt (Assessor)	X-Street:	Via Isola
Elem Dist:	Monterey Peninsula Unified		
High Dist:	Monterey Peninsula Unified		

List Agent: Sandy Della Sala  
List Office: Pacific Street Real Estate, Inc.

Direction:

Remarks: Wonderful single level family home in good condition. Hardwood floors in formal living room. Very large family room with high beam ceilings. Home has a sun room/reading room, lot size 9700sf. Shows beautifully. Large

MLS No: 81135948 DOM: 131  
Status: Sold



# Nicole Truskowski

Broker Associate - Sotheby's International Realty  
Extraordinary Real Estate Service

Office: 831-622-4807  
Cell: 831-238-7449  
Fax: 831-624-1651  
nicole@estatesofcarmel.com

Nicole Truskowski

## Client Thumbnail



### 5 Sierra Vista Drive, Monterey CA 93940

Class:	Single Family Residential	List Date:	10/21/2011
Beds:	2	List Price:	\$530,000
Baths:	3(2/1)	Sale Price:	\$500,000
Sqft:	1410 (Assessor)	HOA Fee:	
Lot Size:	12,000 SqFt (Assessor)	X-Street:	Via Castanada
Elem Dist:	Monterey Peninsula Unified		
High Dist:	Monterey Peninsula Unified		
List Agent:	Kerry L. Harvell		
List Office:	RW-American Dream Realty		

MLS No: 81144859    DOM: 2  
Status: Sold

Remarks: Unique house on corner lot. Needs TLC to shine. Short sale subject to lenders approval of all terms.



### 846 Devisadero Street, Monterey CA 93940

Class:	Single Family Residential	List Date:	10/18/2011
Beds:	3	List Price:	\$499,000
Baths:	2(2/0)	Sale Price:	\$485,000
Sqft:	1400 (Assessor)	HOA Fee:	
Lot Size:	6,250 SqFt (Assessor)	X-Street:	David Ave.
Elem Dist:	Monterey Peninsula Unified		
High Dist:	Monterey Peninsula Unified		
List Agent:	Debby Beck		
List Office:	Coldwell Banker DMR PG-North		

MLS No: 81144188    DOM: 34  
Status: Sold

Remarks: Remodeled Charmer! 3 bedroom, 2 bath completely remodeled home. Enjoy the new kitchen with granite counters and stainless steel appliances. New windows and roof. Beautiful flooring and a ground floor master suite, this



### 779 Alice Street, Monterey CA 93940

Class:	Single Family Residential	List Date:	10/20/2010
Beds:	3	List Price:	\$459,000
Baths:	2(2/0)	Sale Price:	\$440,000
Sqft:	1438 (Assessor)	HOA Fee:	
Lot Size:	2,500 SqFt (Assessor)	X-Street:	Irving Ave
Elem Dist:	Monterey Peninsula Unified		
High Dist:	Monterey Peninsula Unified		
List Agent:	Christian J. Haun		
List Office:	Keller Williams Realty		

MLS No: 81051072    DOM: 52  
Status: Sold

Remarks: Must see top-of-the-hill New Monterey home; spacious reverse floor plan w/vaulted ceilings & lots of light upstairs w/open family room-kitchen w/balcony for bbq; master upstairs, 2 beds 1 bath & laundry on first floor;



# Nicole Truskowski

Broker Associate - Sotheby's International Realty  
Extraordinary Real Estate Service

Office: 831-622-4807  
Cell: 831-238-7449  
Fax: 831-624-1651  
nicole@estatesofcarmel.com

Nicole Truskowski

## Client Thumbnail



### 1109 McClellan Avenue, Monterey CA 93940

Class:	<b>Single Family Residential</b>	List Date:	<b>11/01/2011</b>
Beds:	<b>3</b>	List Price:	<b>\$420,000</b>
Baths:	<b>2(2/0)</b>	Sale Price:	<b>\$440,000</b>
Sqft:	<b>1168 (Assessor)</b>	HOA Fee:	
Lot Size:	<b>6,032 SqFt (Assessor)</b>	X-Street:	<b>Newton St.</b>
Elem Dist:	<b>Monterey Peninsula Unified</b>		
High Dist:	<b>Monterey Peninsula Unified</b>		
List Agent:	<b>Becky Jones</b>		
List Office:	<b>Shankle Real Estate</b>		

MLS No: **81145957** DOM: **15**  
Status: **Sold**

Remarks: **Absolutely charming 3 bedroom 2 bath home in New Monterey. Hardwood floors, updated kitchen and baths, double pane windows, and a wood burning fireplace to take the chill off at night. Spacious fenced front yard**



### 422 Virgin Street, Monterey CA 93940

Class:	<b>Single Family Residential</b>	List Date:	<b>12/20/2010</b>
Beds:	<b>3</b>	List Price:	<b>\$399,000</b>
Baths:	<b>2(2/0)</b>	Sale Price:	<b>\$375,000</b>
Sqft:	<b>1386 (Assessor)</b>	HOA Fee:	
Lot Size:	<b>5,524 SqFt (Assessor)</b>	X-Street:	<b>Montecito Ave.</b>
Elem Dist:	<b>Monterey Peninsula Unified</b>		
High Dist:	<b>Monterey Peninsula Unified</b>		
List Agent:	<b>Julie Davis</b>		
List Office:	<b>Coldwell Banker DMR Rancho</b>		

MLS No: **81058215** DOM: **296**  
Status: **Sold**

Remarks: **This home is sweet immaculate and cozy; a terrific opportunity for first time buyer or investor looking for a good rental income. Not a fixer, very solid condition and has been well kept. So close to bank approval, just need an**



### 12 Linda Vista Place, Monterey CA 93940

Class:	<b>Single Family Residential</b>	List Date:	<b>05/10/2011</b>
Beds:	<b>2</b>	List Price:	<b>\$387,900</b>
Baths:	<b>2(2/0)</b>	Sale Price:	<b>\$350,000</b>
Sqft:	<b>1044 (Seller)</b>	HOA Fee:	
Lot Size:	<b>14,033 SqFt (Assessor)</b>	X-Street:	<b>Linda Vista Drive</b>
Elem Dist:	<b>Monterey Peninsula Unified</b>		
High Dist:	<b>Monterey Peninsula Unified</b>		
List Agent:	<b>William L. Smith</b>		
List Office:	<b>Coldwell Banker DMR-Junipero</b>		

MLS No: **81120786** DOM: **168**  
Status: **Sold**

Remarks: **Ocean & city light views from Master BR, LR, Kitchen & Dining area! Upgraded home w/new Brazilian Cherry wood flooring throughout, dual pane windows, extra room perfect for an office, children's playroom or??**



# Nicole Truskowski

Broker Associate - Sotheby's International Realty  
Extraordinary Real Estate Service

Office: 831-622-4807  
Cell: 831-238-7449  
Fax: 831-624-1651  
nicole@estatesofcarmel.com

Nicole Truskowski

## Client Thumbnail

### 703 Ocean Avenue, Monterey CA 93940



Class: **Single Family Residential**  
Beds: **3**  
Baths: **3(2/1)**  
Sqft: **2013 (Assessor)**  
Lot Size: **7,990 SqFt (Assessor)**  
Elem Dist: **Monterey Peninsula Unified**  
High Dist: **Monterey Peninsula Unified**  
List Agent: **Jessica Alewine**

List Date: **06/08/2011**  
List Price: **\$360,000**  
Sale Price: **\$405,000**  
HOA Fee:  
X-Street: **7th**

MLS No: **81125501** DOM: **1**  
Status: **Sold**

List Office: **Cypress Coast Investments**  
Direction:

Remarks: **Offer accepted by owners, pending bank approval.**

### 268 Soledad Drive, Monterey CA 93940



Class: **Single Family Residential**  
Beds: **2**  
Baths: **1(1/0)**  
Sqft: **1059 (Assessor)**  
Lot Size: **6,200 SqFt (Assessor)**  
Elem Dist: **Monterey Peninsula Unified**  
High Dist: **Monterey Peninsula Unified**  
List Agent: **Regina Shaw**

List Date: **10/20/2011**  
List Price: **\$349,900**  
Sale Price: **\$350,000**  
HOA Fee:  
X-Street: **Via Ventura**

MLS No: **81144541** DOM: **14**  
Status: **Sold**

List Office: **Vanco Real Estate Executives**  
Direction:

Remarks: **Great Monte Vista location. Living in Beautiful Monterey has never been this affordable. This home is in ready to move in condition and in close proximity to all of the wonderful amenities you hear about!! Dont miss it.**

### 232 Mar Vista Drive, Monterey CA 93940



Class: **Single Family Residential**  
Beds: **4**  
Baths: **3(2/1)**  
Sqft: **1753 (Agent)**  
Lot Size: **21,000 SqFt (Assessor)**  
Elem Dist: **Monterey Peninsula Unified**  
High Dist: **Monterey Peninsula Unified**

List Date: **10/20/2011**  
List Price: **\$349,000**  
Sale Price: **\$375,000**  
HOA Fee:  
X-Street: **Skyline Drive**

MLS No: **81144499** DOM: **11**  
Status: **Sold**

List Agent: **Lucie Campos**  
List Office: **Coldwell Banker DMR PG-North**  
Direction:

Remarks: **Sun streams through this enchanting home's many windows offering a compelling view of what feels like your own private greenbelt. 4 bedrooms, 2.5 baths, 2 car garage and carport.**



# Nicole Truskowski

Broker Associate - Sotheby's International Realty  
Extraordinary Real Estate Service

Office: 831-622-4807  
Cell: 831-238-7449  
Fax: 831-624-1651  
nicole@estatesofcarmel.com

Nicole Truskowski

## Client Thumbnail



### 547 Hannon Avenue, Monterey CA 93940

Class: **Single Family Residential** List Date: **10/12/2011**  
Beds: **2** List Price: **\$299,000**  
Baths: **1(1/0)** Sale Price: **\$286,000**  
Sqft: **938 (Paid Vendor)** HOA Fee:  
Lot Size: **5,000 SqFt (Assessor)** X-Street: **Fremont/Kolb**  
Elem Dist: **Monterey Peninsula Unified**  
High Dist: **Monterey Peninsula Unified**

List Agent: **Arleen Hardenstein**  
List Office: **Bratty & Bluhm Real Estate**

Direction: **Heading North on Fremont turn left on Hannon, cross over Kolb and property will be on**

Remarks: **Nice home in a well established neighborhood of Monterey. Two bedrooms/1 bath, sunny lot - easy access to shopping, Del Monte Beach, Rec Trail,NPS and entrances to Highways 1 & 68. Great starter for those**

MLS No: **81143458** DOM: **21**  
Status: **Sold**



### 338 English Avenue, Monterey CA 93940

Class: **Single Family Residential** List Date: **08/25/2011**  
Beds: **3** List Price: **\$280,000**  
Baths: **1(1/0)** Sale Price: **\$285,000**  
Sqft: **1060 (Assessor)** HOA Fee:  
Lot Size: **4,500 SqFt (Assessor)** X-Street: **Grant**  
Elem Dist: **Monterey Peninsula Unified**  
High Dist: **Monterey Peninsula Unified**

List Agent: **Annie Giammanco**  
List Office: **International Estates, Inc.**

Direction:

Remarks: **Nice Monterey location, clean 3 bed 1 bath. Fireplace in living room, fenced backyard.**

MLS No: **81137411** DOM: **0**  
Status: **Sold**



### 355 Casa Verde Way #1, Monterey CA 93940

Class: **Townhouse/Condo (Comm Int Dev)** List Date: **11/12/2011**  
Beds: **2** List Price: **\$199,900**  
Baths: **2(2/0)** Sale Price: **\$205,000**  
Sqft: **772 (Assessor)** HOA Fee: **\$250**  
Lot Size: **1,143 SqFt (Assessor)** X-Street: **Del Monte Blvd**  
Elem Dist: **Monterey Peninsula Unified**  
High Dist: **Monterey Peninsula Unified**

List Agent: **Michael Kirch**  
List Office: **Kensington Realty Group Inc**

Direction:

Remarks: **2 bedroom, 2 bath unit, upper unit. The condo is located in a small complex - managed by owners. The unit is in good condition. Great Price. Convenient location near stores and highway.**

MLS No: **81147360** DOM: **9**  
Status: **Sold**



# Nicole Truskowski

Broker Associate - Sotheby's International Realty  
Extraordinary Real Estate Service

Office: 831-622-4807  
Cell: 831-238-7449  
Fax: 831-624-1651  
nicole@estatesofcarmel.com

## Client Thumbnail



### 144 Mar Vista Drive #144, Monterey CA 93940

Class:	Townhouse/Condo (Comm Int Dev)	List Date:	10/20/2010
Beds:	0	List Price:	\$175,000
Baths:	1(1/0)	Sale Price:	\$163,000
Sqft:	441 (Seller)	HOA Fee:	\$140
Lot Size:	68,700 SqFt (Assessor)	X-Street:	Soledad
Elem Dist:	Monterey Peninsula Unified		
High Dist:	Monterey Peninsula Unified		

List Agent: Danette M. Roberts

List Office: Alain Pinel Realtors

Direction:

Remarks: Seller motivated. Better than a hotel room. Weekender. Reduced to sell. Affordable ocean view unit. Just bring your tooth brush. Quiet ground floor unit with an enclosed backyard. New and private end unit. All stainless

MLS No: 81051097    DOM: 314  
Status: Sold



### 30 Monte Vista Drive #4305, Monterey CA 93940

Class:	Townhouse/Condo (Comm Int Dev)	List Date:	11/14/2011
Beds:	1	List Price:	\$174,999
Baths:	1(1/0)	Sale Price:	\$160,000
Sqft:	560 (Assessor)	HOA Fee:	\$400
Lot Size:	560 SqFt (Seller)	X-Street:	Soledad
Elem Dist:	Monterey Peninsula Unified		
High Dist:	Monterey Peninsula Unified		

List Agent: Fabian I. Coria

List Office: Elite Realty

Direction:

Remarks: Great price on this conveniently located end unit condo. 1bed/1bath with bonus/study room and ocean view from balcony. New granite counter-tops, new linoleum, new appliances and new carpet. Unit is in turnkey condition!

MLS No: 81147570    DOM: 9  
Status: Sold



### 820 Casanova Avenue #64, Monterey CA 93940

Class:	Townhouse/Condo (Comm Int Dev)	List Date:	08/23/2011
Beds:	2	List Price:	\$164,900
Baths:	1(1/0)	Sale Price:	\$180,000
Sqft:	796 (Agent)	HOA Fee:	\$225
Lot Size:	820 SqFt (Assessor)	X-Street:	Fremont Blvd.
Elem Dist:	Monterey Peninsula Unified		
High Dist:	Monterey Peninsula Unified		

List Agent: Becky Jones

List Office: Shankle Real Estate

Direction:

Remarks: Nice 2 bedroom unit with laminate wood flooring, spacious living area, granite counter tops in kitchen and stainless steel appliances. Popular upstairs corner location.

MLS No: 81136889    DOM: 51  
Status: Sold



# Nicole Truskowski

Broker Associate - Sotheby's International Realty  
Extraordinary Real Estate Service

Office: 831-622-4807  
Cell: 831-238-7449  
Fax: 831-624-1651  
nicole@estatesofcarmel.com

Nicole Truskowski

## Client Thumbnail



### 820 Casanova Avenue #48, Monterey CA 93940

Class:	Townhouse/Condo (Comm Int Dev)	List Date:	10/26/2011
Beds:	1	List Price:	\$150,000
Baths:	1(1/0)	Sale Price:	\$150,000
Sqft:	551 (Seller)	HOA Fee:	\$225
Lot Size:	573 SqFt (Assessor)	X-Street:	Fremont & Casanova
Elem Dist:	Monterey Peninsula Unified		
High Dist:	Monterey Peninsula Unified		

List Agent: Scott J. Anastasi  
List Office: Scott Anastasi Realty  
Direction: Fremont & Casanova

MLS No: 81145206    DOM: 7  
Status: Sold

Remarks: Cypress Park is a beautiful collection of condominiums in desirable Monterey. Close to Restaurants, Shopping and Golf! The home has European style cabinets in the Kitchen w/Stainless Steel Appliances. There



### 820 Casanova Avenue #45, Monterey CA 93940

Class:	Townhouse/Condo (Comm Int Dev)	List Date:	11/08/2011
Beds:	1	List Price:	\$150,000
Baths:	1(1/0)	Sale Price:	\$150,000
Sqft:	567 (Seller)	HOA Fee:	\$225
Lot Size:	562 SqFt (Assessor)	X-Street:	Fremont & Casanova
Elem Dist:	Monterey Peninsula Unified		
High Dist:	Monterey Peninsula Unified		

List Agent: Scott J. Anastasi  
List Office: Scott Anastasi Realty  
Direction: Fremont & Casanova

MLS No: 81146855    DOM: 0  
Status: Sold

Remarks: Cypress Park is a beautiful collection of condominiums in desirable Monterey. Close to Restaurants, Shopping and Golf! The home has European style cabinets in the Kitchen w/Stainless Steel Appliances. There



### 820 Casanova Avenue #46, Monterey CA 93940

Class:	Townhouse/Condo (Comm Int Dev)	List Date:	11/09/2011
Beds:	1	List Price:	\$150,000
Baths:	1(1/0)	Sale Price:	\$150,000
Sqft:	567 (Seller)	HOA Fee:	\$225
Lot Size:	565 SqFt (Assessor)	X-Street:	Fremont & Casanova
Elem Dist:	Monterey Peninsula Unified		
High Dist:	Monterey Peninsula Unified		

List Agent: Scott J. Anastasi  
List Office: Scott Anastasi Realty  
Direction: Fremont & Casanova

MLS No: 81146978    DOM: 2  
Status: Sold

Remarks: Cypress Park is a beautiful collection of condominiums in desirable Monterey. Close to Restaurants, Shopping and Golf! The home has European style cabinets in the Kitchen w/Stainless Steel Appliances. There



# Nicole Truskowski

Broker Associate - Sotheby's International Realty  
Extraordinary Real Estate Service

Office: 831-622-4807  
Cell: 831-238-7449  
Fax: 831-624-1651  
nicole@estatesofcarmel.com

Nicole Truskowski

## Client Thumbnail



### 820 Casanova Avenue #15, Monterey CA 93940

Class:	Townhouse/Condo (Comm Int Dev)	List Date:	12/23/2011
Beds:	1	List Price:	\$150,000
Baths:	1(1/0)	Sale Price:	\$150,000
Sqft:	567 (Seller)	HOA Fee:	\$225
Lot Size:	550 SqFt (Assessor)	X-Street:	Fremont & Casanova
Elem Dist:	Monterey Peninsula Unified		
High Dist:	Monterey Peninsula Unified		

List Agent: **Scott J. Anastasi**  
 List Office: **Scott Anastasi Realty**  
 Direction: **Fremont & Casanova**

MLS No: **81151033**    DOM: **0**  
 Status: **Sold**

Remarks: **Cypress Park is a beautiful collection of condominiums in desirable Monterey. Close to Restaurants, Shopping and Golf! The home has European style cabinets in the Kitchen w/Stainless Steel Appliances. There**



### 820 Casanova Avenue #42, Monterey CA 93940

Class:	Townhouse/Condo (Comm Int Dev)	List Date:	11/09/2011
Beds:	1	List Price:	\$147,500
Baths:	1(1/0)	Sale Price:	\$147,500
Sqft:	551 (Seller)	HOA Fee:	\$225
Lot Size:	565 SqFt (Assessor)	X-Street:	Fremont & Casanova
Elem Dist:	Monterey Peninsula Unified		
High Dist:	Monterey Peninsula Unified		

List Agent: **Scott J. Anastasi**  
 List Office: **Scott Anastasi Realty**  
 Direction: **Fremont & Casanova**

MLS No: **81146943**    DOM: **2**  
 Status: **Sold**

Remarks: **Cypress Park is a beautiful collection of condominiums in desirable Monterey. Close to Restaurants, Shopping and Golf! The home has European style cabinets in the Kitchen w/Stainless Steel Appliances. There**