

# Big River Realty

707 937-5071 10483 Lansing St. Mendocino, CA. 95460

## MENDOCINO

### OCEANFRONT IN MENDO

Escape the demands of worldly life and enjoy simplicity in this oceanfront gem. A unique sea tower ideal for watching sunsets and whales enhances this modern 2 bedroom, 1 bath home. Perched on bluffs situated just north of Mendocino, this home enjoys infinite whitewater ocean views and a convenient location near recreational opportunities of both Point Cabrillo Preserve and Russian Gulch State Park. Many recent upgrades and improvements include granite counter tops and hardwood floors in the living room. This home has a successful vacation rental history and is equipped with a hot tub/spa on a private deck facing gorgeous ocean views. There is a washer and dryer in the garage. Great location, less than 2 miles north of Mendocino Village with expansive views of the Headlands and Point Cabrillo Lighthouse. Abalone dive from your backyard then watch the sunset from the hottub or while relaxing on your deck swing. Pilots: This house is a 10 minute drive from the Little River Airport! This is the best priced oceanfront in Mendocino! Come see it now, this home won't last.



**\$691,000**

Property Type:  
Residential/Income

Address:  
45551 Cypress Dr.

City: Mendocino

Acres: .56

Sq. Ft: 1100

Bedrooms: 2

Baths: 1

