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Welcome to this charming ranch style home! This beautiful property offers a comfortable and spacious living environment with its 3 bedrooms and 2 bathrooms. As you enter the home, you will be greeted by a bright and open living room perfect for entertaining guests or spending quality time with family. The living room features 2 large windows that allow natural light to flood the space, creating a warm and inviting atmosphere. The master bedroom is a peaceful retreat, complete with an en-suite bathroom and a spacious closet. The two additional bedrooms provide plenty of space for family members or guests. There is an additional room with a large double closet that could be transformed into a home office or hobby room to suit your needs. It's currently used as a second living room and offers space for a dining table. Step outside onto the private patio, where you can relax and enjoy your morning coffee or unwind after a long day. The backyard offers a tranquil oasis, with banana trees and grape vines. The yard is fully fenced and perfect for creating a play area for children. There is also a large 12x24 shed/ work shop with an 8x24 lean-to making storage super easy. This home is situated in a desirable neighborhood, known for its friendly community and convenient location. With easy access to schools, parks, and major highways, you'll have everything you need right at your fingertips. Don't miss out on the opportunity to make this house your home. Schedule a showing today and experience the comfort and convenience this ranch style home has to offer!

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Indulge Taste Buds with Better-for-You Snacks

FAMILY FEATURES

The foundation of healthy eating may include nutritious breakfasts, lunches and dinners, but just as important are the snacks in-between meals. Regardless of when or where you snack, encourage better-for-you eating habits with nutritious nibbles to power through your day.

According to an online survey conducted among 1,000 Americans ages 18 and older across the U.S. by Wakefield Research on behalf of the American Pecan Promotion Board, Americans love snacks, and reach for them an average of three times a day.

However, where and when those snacks are eaten can vary from on the move to on the couch, from sunrise to after bedtime. Nearly a third (30%) of respondents are munching on snacks while in bed, calling it their favorite snacking spot. However, only 35% of their snack choices are considered healthy.

Fueling busy days can be easy with an option like pecans. According to the survey, 66% of snackers enjoy pecans on their own with 58% eating them as part of a trail mix. If you're among the 50% who reach for a snack in the late afternoon, you can turn to nutritious, satisfying solutions to indulge afternoon cravings without the guilt. With pleasing crunch, comforting creaminess and a satisfying chew, pecans are the "no sacrifice" nut that can punch up your routine with both delicious taste and plant-based nutrition.

Just a handful of pecans – about 19 halves – provides a good source of fiber, thiamin and zinc and an excellent source of copper and manganese, a mineral that's essential for metabolism and bone health. They also provide a mix of protein and good fats – 18 grams of unsaturated fat, including oleic acid, and only 2 grams of unsaturated fat – to help keep you full and energized throughout the day.

As an added bonus, their versatility and easy-to-pair profile makes them a perfect ingredient in recipes you can prepare in a cinch. For bite-sized treats that are packed with flavor and perfect for snack time, these Pecan Chickpea Cookie Dough Bites swap out flour and sugar in favor of blended pecans, chickpeas, vanilla extract, cinnamon and sea salt with dark chocolate chips folded in for a sweet finishing touch.

Or you can simply toss warm pecans with olive oil and sea salt in this Roasted Pecans recipe for a grab-and-go snack that can be prepared in advance without worrying about spoiling. Another benefit of pecans: They can be stored in the refrigerator for up to 9 months or frozen up to 2 years, giving them a longer shelf life than many pantry favorites. Plus, they can be thawed and refrozen without losing flavor or texture.

To find more surprisingly delicious nutritional facts or recipe inspiration, visit EatPecans.com.



Pecan Chickpea Cookie Dough Bites



Roasted Pecans

Roasted Pecans

Recipe courtesy of the American Pecan Promotion Board
Prep time: 40 minutes
Cook time: 35 minutes
Servings: 8

2 1/4 cups raw pecan halves
2 teaspoons olive oil or pecan oil
1 teaspoon flaky sea salt

Preheat oven to 300 F.
Place pecans on baking sheet and bake 15 minutes.

In heat-proof bowl, toss warm pecans with olive oil and sea salt, crushing larger salt grains with fingers while sprinkling.

Return pecans to baking sheet in single layer and bake 20 minutes, or until slightly browned and dry. Remove from oven and cool on baking sheet.

Note: Store pecans in airtight container in refrigerator up to 9 months or freeze up to 2 years. Pecans can be thawed and frozen repeatedly without loss of flavor or texture.

Pecan Chickpea Cookie Dough Bites

Recipe courtesy of Dawn Jackson Blatner, RDN, on behalf of the American Pecan Promotion Board
Prep time: 10 minutes
Servings: 24

1 cup raw pecan pieces
1 can (15 ounces) chickpeas, rinsed and drained
1 tablespoon vanilla extract
1/2 teaspoon cinnamon
1/2 teaspoon sea salt
1/2 cup dark chocolate chips

In blender or food processor, blend pecan pieces, chickpeas, vanilla extract, cinnamon and sea salt 3-5 minutes, scraping down sides occasionally, until smooth and creamy.

Fold in dark chocolate chips. Form into 24 cookie dough balls. Eat as-is; no baking required.

Note: Store leftovers in airtight container in refrigerator 5 days or freeze up to 3 months.

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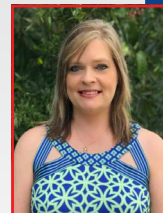
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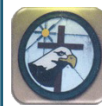
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