

# \$429,000 - 81717 Avenida De Baile, Indio

MLS® #219124845DA

**\$429,000**

2 Bedroom, 2.00 Bathroom, 1,257 sqft

Residential on 0 Acres

Sun City Shadow Hills (30921), Indio,

REDUCED! Premium Corner Lot across from a Park-Like Basin (no houses). Enjoy Wide-Open, Unobstructed Views toward the new Chuckawalla National Monument from east-facing windows and from the patio. Both sunrises and sunsets work their magic on this ever-changing vista. This well-maintained Canterra floor plan (approx. 1,257 sq. ft.) feels much larger as it is not set between two other houses. The enlarged concrete back patio with flagstone border extends the interior living space outside and features a built-in BBQ. Extensive landscape lighting enhances the mood at night. Water-conserving desert landscape is easy to maintain. Bonus. Enjoy ruby-red grapefruit and juicy oranges from your own citrus trees. This versatile floorplan is easily configured for your lifestyle. It features well-separated bedrooms, a large kitchen with counter seating and breakfast nook and an indoor laundry room. Enjoy all the resort-style amenities of this active, 55+ Sun City Shadow Hills community: Two Clubhouses, two Bistros and a Restaurant, Tennis and Pickleball, Bocce, 2 Fitness Centers, 1 Indoor and 2 Outdoor Pools/Spas, 2 Dog Parks, a Championship Golf Course, a Challenging 3-Par Course and dozens of Social and Activity Clubs. There is something here for everyone. This well-managed HOA has low (\$369/mo.) assessments and includes 24/7 guarded gates, security patrols, common area maintenance, internet and access to all activities, clubs and amenities (golf is extra).



Offered turnkey-furnished with only a few exclusions beyond personal items. This has been a well-loved winter home for the past 12 years. Will you be living and loving it here next?

Built in 2008

## Essential Information

MLS® #	219124845DA
Price	\$429,000
Bedrooms	2
Bathrooms	2.00
Full Baths	1
Square Footage	1,257
Acres	0.15
Year Built	2008
Type	Residential
Sub-Type	Single Family Residence
Status	Closed
Listing Agent	Don Summers
Listing Office	Summers Realty

## Community Information

Address	81717 Avenida De Baile
Area	309 - Indio North of East Valley
Subdivision	Sun City Shadow Hills (30921)
City	Indio
County	Riverside
Zip Code	92203

## Amenities

Amenities	Clubhouse, Controlled Access, Sport Court, Golf Course, Other, Billiard Room, Bocce Court, Fire Pit, Fitness Center, Game Room, Lake or Pond, Maintenance Grounds, Management, Meeting/Banquet/Party Room, Meeting Room, Other Courts, Paddle Tennis, Pet Restrictions, Recreation Room, Security, Tennis Court(s)
Utilities	Cable Available
Parking Spaces	4

Parking	Driveway, Garage, Garage Door Opener
# of Garages	2
Garages	Driveway, Garage, Garage Door Opener
View	Mountain(s), Panoramic
Has Pool	Yes
Pool	Community, In Ground, Electric Heat
Security	Gated Community, 24 Hour Security

## Exterior

Exterior	Stucco
Lot Description	Corner Lot, Landscaped, Paved, Rectangular Lot, Sprinklers Timer, Drip Irrigation/Bubblers, Planned Unit Development
Windows	Shutters
Roof	Tile
Construction	Stucco
Foundation	Slab

## Interior

Interior	Carpet, Tile
Interior Features	Breakfast Bar, Breakfast Area, High Ceilings, All Bedrooms Down, Bedroom on Main Level, Main Level Primary, Primary Suite, Furnished
Appliances	Convection Oven, Dishwasher, Electric Oven, Gas Cooktop, Disposal, Gas Water Heater, Microwave, Refrigerator, Range Hood, Self Cleaning Oven, Vented Exhaust Fan, Water To Refrigerator, Electric Cooking
Heating	Central, Natural Gas
Cooling	Central Air
# of Stories	1
Stories	One

## Additional Information

Date Listed	February 6th, 2025
Days on Market	70
Short Sale	N
RE / Bank Owned	N

Based on information from California Regional Multiple Listing Service, Inc. as of February 14th, 2026 at 4:26am PST. This information is for your personal, non-commercial use and may not be used for any purpose other than to identify prospective properties you may be interested in purchasing. Display of MLS data is usually deemed reliable but is NOT guaranteed accurate by the MLS. Buyers are responsible for verifying the accuracy of all information and should investigate the data themselves or retain appropriate professionals. Information from sources other than the Listing Agent may have been included in the MLS data. Unless otherwise specified in writing, Broker/Agent has not and will not verify any information obtained from other sources. The Broker/Agent providing the information contained herein may or

may not have been the Listing and/or Selling Agent.