

# \$409,900 - 80390 Avenida Santa Belinda, Indio

MLS® #219126736DA

**\$409,900**

2 Bedroom, 2.00 Bathroom, 1,463 sqft

Residential on 0 Acres

Sun City Shadow Hills (30921), Indio,

\*Assumable Loan\* Low rate 2.875% This San Ysidro model offers 1,463 square feet of well-designed living space, featuring 2 bedrooms, 2 bathrooms, and a versatile den--perfect for an office or hobby room. The open-concept layout seamlessly connects the living, dining, and kitchen areas, creating an inviting atmosphere for relaxation and entertaining. The living room boasts a cozy fireplace, while the kitchen features modern appliances, granite countertops, and ample cabinetry. The primary suite provides a peaceful retreat with an en-suite bathroom, including a walk-in shower and double vanity. A spacious guest bedroom and additional bathroom ensure comfort and privacy for visitors. A dedicated laundry room adds convenience to daily living. Step outside to the north-facing extended back patio with an awning, overlooking a beautifully landscaped backyard--ideal for morning coffee or evening unwinding. An updated front courtyard patio offers additional outdoor living space. This home also includes a two-car garage, tile and carpet flooring, central air conditioning HVAC that is newer(2023), custom design master closet and a low-maintenance lot. Beyond the home, Sun City Shadow Hills offers a vibrant 55+ lifestyle with golf courses, fitness centers, pools, and countless social activities, making it the perfect place to call home. Seller would entertain a rentback Terms in private remarks.



Built in 2005

## Essential Information

MLS® #	219126736DA
Price	\$409,900
Bedrooms	2
Bathrooms	2.00
Full Baths	2
Square Footage	1,463
Acres	0.11
Year Built	2005
Type	Residential
Sub-Type	Single Family Residence
Style	Ranch
Status	Closed
Listing Agent	Stephen Powell
Listing Office	Epique Realty

## Community Information

Address	80390 Avenida Santa Belinda
Area	309 - Indio North of East Valley
Subdivision	Sun City Shadow Hills (30921)
City	Indio
County	Riverside
Zip Code	92203

## Amenities

Amenities	Billiard Room, Clubhouse, Controlled Access, Fitness Center, Golf Course, Maintenance Grounds, Meeting Room, Management, Barbecue, Picnic Area, Paddle Tennis, Pet Restrictions, Recreation Room, Security, Tennis Court(s), Trail(s)
Parking Spaces	4
Parking	Direct Access, Driveway, Garage, Garage Door Opener
# of Garages	2
Garages	Direct Access, Driveway, Garage, Garage Door Opener
View	Peek-A-Boo
Has Pool	Yes
Pool	Community, In Ground
Security	Gated Community, 24 Hour Security

## Exterior

Exterior	Stucco
Lot Description	Planned Unit Development, Rectangular Lot, Sprinkler System
Windows	Blinds
Roof	Tile
Construction	Stucco
Foundation	Slab

## Interior

Interior	Carpet, Tile
Interior Features	Separate/Formal Dining Room, High Ceilings
Appliances	Dishwasher, Disposal, Gas Oven, Gas Range, Microwave, Refrigerator
Heating	Central, Natural Gas
Cooling	Central Air
Fireplace	Yes
Fireplaces	Gas, Living Room
# of Stories	1
Stories	One

## Additional Information

Date Listed	March 18th, 2025
Days on Market	192
Short Sale	N
RE / Bank Owned	N

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