

# **\$1,265,000 - 612 Ashwood Court, Newbury Park**

MLS® #224004973

**\$1,265,000**

6 Bedroom, 6.00 Bathroom, 3,093 sqft

Residential on 0 Acres

American Oaks-100 - 1000022, Newbury Park,

Welcome to this expansive single-story cul-de-sac home, offering six bedrooms and six bathrooms--a unique find for those seeking abundant space, flexibility, and privacy. This home is nestled on a generous 13,780 sq. ft. lot with over 3,090 sq. ft. of living area. The home's flexible layout includes two primary suites--one of which could easily serve as a secondary living room--each featuring private en-suite baths and spacious walk-in closets. At the front of the house, a large bedroom with its own bath and space for a kitchenette provides excellent ADU potential, offering a private entrance and layout ideal for adaptable living arrangements or investment opportunities.

This configuration allows for personal retreats and versatile spaces tailored to various needs. Upon entering through the double doors, you'll find a beautifully updated interior featuring new luxury vinyl plank flooring, fresh paint inside and out, dual-paned windows and recessed lighting throughout. The centerpiece of the home is the remodeled kitchen, equipped with high-end Bosch stainless steel appliances, an oversized island with cooktop, granite countertops, and custom-exposed beams. With an expansive pantry, nearby laundry room, and a convenient powder room, the kitchen and adjoining spaces offer seamless functionality. The home features a beautiful view of Boney Mountain. Outdoors, enjoy a beautifully landscaped backyard perfect for relaxation and entertaining, with a lush lawn, covered patio for dining, and a spacious area



complete with a built-in BBQ and rose garden. Nearly every bedroom offers direct exterior access, adding versatility for various uses and investment potential. With two separate driveways and a two-car garage, the property also accommodates ample parking. Prior to the current owner, this home had been used as a licensed home care facility and later as a licensed daycare. Located in the sought-after American Oaks neighborhood of Newbury Park, this home is minutes from excellent schools, parks, shopping, and dining, making it an exceptional residence with the ideal combination of space, comfort, and convenience.

Built in 1971

## Essential Information

MLS® #	224004973
Price	\$1,265,000
Bedrooms	6
Bathrooms	6.00
Full Baths	6
Square Footage	3,093
Acres	0.31
Year Built	1971
Type	Residential
Sub-Type	Single Family Residence
Status	Closed
Listing Agent	Michelle Price
Listing Office	Equity Union

## Community Information

Address	612 Ashwood Court
Area	NBPK - Newbury Park
Subdivision	American Oaks-100 - 1000022
City	Newbury Park
County	Ventura
Zip Code	91320

## Amenities

Parking Spaces	2
# of Garages	2

## Exterior

Lot Description	Back Yard, Cul-De-Sac, Landscaped, Ranch
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## Interior

Interior	Wood
Fireplace	Yes
Fireplaces	Great Room, Primary Bedroom
# of Stories	1
Stories	One

## School Information

District	Conejo Valley Unified
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## Additional Information

Date Listed	December 16th, 2024
Days on Market	72
Zoning	R1-8
Short Sale	N
RE / Bank Owned	N

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