

\$1,325,000 - 248 Shady Hills Ct, Simi Valley

MLS® #225000572

\$1,325,000

4 Bedroom, 3.00 Bathroom, 3,547 sqft
Residential on 0 Acres

Valley View Estates-345 - 1003462, Simi Valley,

Welcome to this exquisite 4-bedroom, 3-bathroom two-story residence, nestled in the prestigious Wood Ranch community. Impeccably maintained, this home seamlessly blends comfort, and functionality. Step inside to be greeted by a bright and airy layout, where natural light cascades through expansive windows, illuminating the sophisticated living spaces. The heart of the home is the beautifully appointed kitchen, featuring generous counter space, breakfast area built in secretary desk. The backyard is an entertainer's dream, boasting a shimmering pool and a soothing spa, perfect for relaxation or hosting unforgettable gatherings under the stars. The versatile downstairs bedroom provides endless possibilities as a private guest suite or a productive home office. Upstairs, two additional bedrooms accompany a spacious flex room, offering the perfect space for a media room, playroom, or additional living area. The opulent primary suite is a private retreat, complete with a serene balcony overlooking breathtaking views. The spa-inspired en-suite bathroom is bathed in natural light and features an elegant standalone soaking tub, a spacious glass-enclosed shower, dual vanities, and dual closets. Recent upgrades enhance the home's pristine condition, ensuring a move-in-ready experience. The expansive 3-car garage offers ample storage, additional workspace, or gym space. Beyond the property, the highly desirable Wood Ranch community offers



picturesque parks, exclusive access to a tranquil neighborhood lake, scenic hiking trails, and recreational amenities, including tennis and basketball courts and so much more. This remarkable home offers the perfect blend of luxury, comfort, and convenience. Don't miss the opportunity to make it yours.

Built in 1987

Essential Information

MLS® #	225000572
Price	\$1,325,000
Bedrooms	4
Bathrooms	3.00
Full Baths	3
Square Footage	3,547
Acres	0.23
Year Built	1987
Type	Residential
Sub-Type	Single Family Residence
Style	Traditional
Status	Closed
Listing Agent	Elsa Johnson
Listing Office	Coldwell Banker Realty

Community Information

Address	248 Shady Hills Ct
Area	SWR - Simi Wood Ranch
Subdivision	Valley View Estates-345 - 1003462
City	Simi Valley
County	Ventura
Zip Code	93065

Amenities

Amenities	Lake or Pond, Tennis Court(s), Trail(s)
Parking Spaces	3
Parking	Concrete, Direct Access, Door-Multi, Driveway, Garage, Garage Door Opener
# of Garages	3

Garages	Concrete, Direct Access, Door-Multi, Driveway, Garage, Garage Door Opener
View	Hills, Mountain(s), Trees/Woods
Has Pool	Yes
Pool	In Ground, Private
Security	Smoke Detector(s)

Exterior

Exterior	Stucco
Lot Description	Sprinklers Timer, Sprinkler System
Windows	Bay Window(s)
Roof	Spanish Tile
Construction	Stucco

Interior

Interior	Carpet, Wood
Interior Features	Balcony, Built-in Features, High Ceilings, Pantry, Primary Suite, Separate/Formal Dining Room
Appliances	Dishwasher, Double Oven, Electric Cooking, Gas Cooking, Gas Water Heater, Range Hood
Cooling	Central Air
Fireplace	Yes
Fireplaces	Family Room, Great Room, Living Room
# of Stories	2
Stories	Two

School Information

District	Simi Valley Unified
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Additional Information

Date Listed	February 4th, 2025
Days on Market	49
Zoning	RL-3.0
Short Sale	N
RE / Bank Owned	N

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