

# \$799,000 - 1742 Lawson Avenue, Simi Valley

MLS® #225002262

**\$799,000**

3 Bedroom, 2.00 Bathroom, 1,465 sqft

Residential on 0 Acres

Kingspark (Sycamore)-259 - 259, Simi Valley,

Well Maintained home in Central Simi Valley. Located in a great neighborhood, close to schools, parks and shopping. Truly shows an example of "pride of ownership". 3 bedrooms and 2 baths, 1465 sq ft of living area on 7405 sq ft lot. Living room with a cozy fireplace, formal dining area and a kitchen with breakfast bar and eating area. The hall and master baths have both been upgraded. Roof is only 3 years old and there are newer dual-pane windows and 2 sliding glass doors. Rear yard with plenty of room for the kids to play, extra wide area next to the garage may be large enough for an RV. Perfect property for someones first home!!



Built in 1964

## Essential Information

MLS® #	225002262
Price	\$799,000
Bedrooms	3
Bathrooms	2.00
Full Baths	2
Square Footage	1,465
Acres	0.17
Year Built	1964
Type	Residential
Sub-Type	Single Family Residence
Status	Closed
Listing Agent	Don Daugherty

Listing Office      Better Homes and Gardens Real Estate Town Center

## Community Information

Address      1742 Lawson Avenue  
Area      SVC - Central Simi  
Subdivision      Kingspark (Sycamore)-259 - 259  
City      Simi Valley  
County      Ventura  
Zip Code      93065

## Amenities

Parking Spaces      2  
# of Garages      2

## Exterior

Exterior      Stucco  
Construction      Stucco

## Interior

Interior      Carpet  
Interior Features      Breakfast Bar, Separate/Formal Dining Room  
Appliances      Disposal, Range  
Heating      Central, Natural Gas  
Cooling      None  
Fireplace      Yes  
Fireplaces      Living Room, Gas  
# of Stories      1  
Stories      One

## School Information

District      Simi Valley Unified

## Additional Information

Date Listed      May 7th, 2025  
Days on Market      68  
Zoning      RM-4.15  
Short Sale      N  
RE / Bank Owned      N

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