

# \$1,399,999 - 12496 Arbor Hill Street, Moorpark

MLS® #225005112

**\$1,399,999**

4 Bedroom, 4.00 Bathroom, 3,373 sqft

Residential on 0 Acres

Buttercreek Estates-351 - 351, Moorpark,

Not your typical remodel--this is a complete reimagining. Taken down to the studs and rebuilt with today's standards in mind, this stunning 3,373 sq. ft., four-bedroom, four-bath home offers the rare experience of "new" without the wait. Every element has been renewed or upgraded: redone roof, new insulation, plumbing, all-new electrical wiring, 200-amp electrical panel, HVAC, tankless water heater, dual-pane windows, and a full floor-to-ceiling transformation--all fully permitted and signed off by the city. Set on one of the largest lots in Buttercreek Estates, this home blends modern design, high-end efficiency, and timeless comfort with the charm of an established neighborhood. At the heart of the home is a state-of-the-art chef's kitchen featuring a showstopping custom hood, large island with seating, quartz countertops, breakfast nook, and premium appliances--designed for both function and entertaining. The adjacent family room bar, complete with a sink and wine fridge, makes hosting effortless and stylish. Upstairs, the primary suite serves as a true sanctuary, offering a private balcony with panoramic views, a spa-inspired en suite bath with marble finishes, and a serene retreat feel. Each additional bedroom and bathroom has been beautifully designed with high-quality materials and cohesive attention to detail. The home also features a brand-new, spacious laundry room with abundant storage and space for an extra refrigerator--no need to go into the garage for



your second fridge! Thoughtfully designed and future-ready, the property is wired for solar and includes a water filtration system in the kitchen for everyday convenience. The expansive backyard is an entertainer's dream--featuring a hot tub, ample space for gatherings, and breathtaking views that stretch beyond the property line. The finished garage continues the home's attention to detail, offering epoxy flooring, custom storage cabinets, and shop lighting--perfect for projects, workouts, or organized storage. With its modern efficiency, luxury finishes, and one-of-a-kind craftsmanship, this move-in ready home stands apart as a rare opportunity in Buttercreek Estates--a true fusion of new-construction quality and established-community charm.

Built in 1988

## Essential Information

MLS® #	225005112
Price	\$1,399,999
Bedrooms	4
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	3,373
Acres	0.31
Year Built	1988
Type	Residential
Sub-Type	Single Family Residence
Status	Closed
Listing Agent	Hare And Associates
Listing Office	eXp Realty of Greater Los Angeles Inc.

## Community Information

Address	12496 Arbor Hill Street
Area	SMP - South Moorpark

Subdivision Buttercreek Estates-351 - 351  
City Moorpark  
County Ventura  
Zip Code 93021

## Amenities

Amenities Clubhouse, Maintenance Grounds, Other  
Parking Spaces 2  
# of Garages 2  
View Hills  
Has Pool Yes  
Pool Association, In Ground

## Interior

Interior Wood  
Fireplace Yes  
Fireplaces Family Room, Gas, Living Room, Decorative  
# of Stories 2  
Stories Two

## Additional Information

Date Listed October 9th, 2025  
Days on Market 53  
Zoning RPD-2.2U  
Short Sale N  
RE / Bank Owned N

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