

# \$820,000 - 48 Ilex Drive, Newbury Park

MLS® #225005260

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## \$820,000

3 Bedroom, 2.00 Bathroom, 1,387 sqft  
Residential on 0 Acres

Shadow Run/Borchard-155 - 1000712, Newbury Park

This three-bedroom, two-bathroom house offers approximately 1,387 square feet of living space. The 3 + 2, single-story layout features vaulted ceilings, creating a sense of openness throughout the home. The remodeled bathrooms provide a modern and updated feel, while the fireplace in the living room adds a cozy ambiance. The combination of the thoughtful layout, modern updates, and private outdoor space makes this home an inviting and practical living environment for a variety of residents. The seller has also recently replaced the HVAC system! The private and tranquil backyard offers a serene outdoor retreat, providing a peaceful space for relaxation or entertaining. This location is ideal for quick access to everything one could need, including shopping, stores, fine restaurants, great schools, the 101 freeway and the Oaks Mall! Buyers will love this turnkey home ready for new occupants. Great location, great price, and great opportunity await! \*Home exterior trim is now painted brown (no longer green as seen in some of the photos).



Built in 1978

## Essential Information

MLS® #	225005260
Price	\$820,000
Bedrooms	3

Bathrooms	2.00
Full Baths	2
Square Footage	1,387
Acres	0.13
Year Built	1978
Type	Residential
Sub-Type	Single Family Residence
Style	Ranch
Status	Closed
Listing Agent	Rick Gaviati
Listing Office	Coldwell Banker Realty

### **Community Information**

Address	48 Ilex Drive
Area	NBPK - Newbury Park
Subdivision	Shadow Run/Borchard-155 - 1000712
City	Newbury Park
County	Ventura
Zip Code	91320

### **Amenities**

Utilities	Cable Available
Parking Spaces	4
Parking	Direct Access, Door-Single, Driveway, Garage, Garage Door Opener, Side By Side, On Street
# of Garages	2
Garages	Direct Access, Door-Single, Driveway, Garage, Garage Door Opener, Side By Side, On Street
View	Mountain(s)
Security	Carbon Monoxide Detector(s), Smoke Detector(s)

### **Exterior**

Exterior	Stucco
Lot Description	Back Yard, Cul-De-Sac, Irregular Lot, Lawn, Landscaped, Level, Sprinklers Timer, Sprinkler System, Corners Marked, Near Park, Near Public Transit, Sprinklers In Front, Sprinklers In Rear, Sprinklers On Side
Windows	Blinds, Solar Screens
Construction	Stucco
Foundation	Slab

## Interior

Interior	Laminate, Wood
Interior Features	Cathedral Ceiling(s), All Bedrooms Down, Bedroom on Main Level, Main Level Primary
Appliances	Dishwasher, Disposal, Microwave, Vented Exhaust Fan, Electric Cooking, Gas Cooking
Heating	Central, Natural Gas
Cooling	Central Air
Fireplace	Yes
Fireplaces	Gas Starter, Living Room, Raised Hearth
# of Stories	1
Stories	One

## School Information

District	Conejo Valley Unified
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## Additional Information

Date Listed	October 19th, 2025
Days on Market	33
Zoning	HPD
Short Sale	N
RE / Bank Owned	N

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