

# **\$1,275,000 - 633 Old Julian Hwy, Ramona**

MLS® #250018730SD

**\$1,275,000**

3 Bedroom, 3.00 Bathroom, 3,450 sqft

Residential on 0 Acres

Ramona, Ramona,

Built in 2008, this high-quality, single-story 3-bedroom, 3-bathroom custom home sits on a 4.45 acre lot and offers 3,450 sq. ft. of living space, potential for 4th bedroom, gorgeous panoramic mountain views, privacy & quiet, over-sized 4-car attached garage, sprawling patio space, pool and hot tub and the property is fully-fenced. The property also features a 2,000 sq. ft. steel building with 20-foot ceilings, 4 roll-up doors, and full power. The outdoor patio space, some covered, offers expansive views over the pool and hot tub to the rolling hills in the distance. The gourmet kitchen features KitchenAid 48" side-by-side fridge, Five Star 60" six-burner range with dual convection ovens, and plenty of counter and cabinet space – not to mention the custom frameless corner window showcasing the views. The home actually boasts another such frameless corner window in the dining room – making them a signature feature of the home. Owned solar with 36 panels – current electric bill is \$0. Dual zone heating/cooling, fireplace in living room and double-sided fireplace in primary bedroom. New 500-gallon propane tank, energy-saving variable speed pool pump, well pump, and pressure pump replaced two years ago, 10,000-gallon holding tank for well water. House is on city water. The home is situated perfectly on this gently sloping lot and the beautiful views can be enjoyed from every room. Located close to town and within a short distance of several wineries! Currently the Sellers have no



electric bill and average a \$300 credit per year – a major benefit of the 36 panel OWNED solar. 60" six burner range has two interchangeable lodge cast iron griddle/grills and full-size dual convection ovens – 1 electric, 1 gas. The continuous grates are designed to allow pots and skillets to slide easily from one burner to another – a chef's dream! The over-sized 4-car attached garage offers additional space for a work area, storage or other. The 2,000 sq. ft. steel building (50 feet x 40 feet) has 4 rollup doors, with 2 doors 14 feet tall and 12 feet wide with drive-through capability. The ceiling height maximum is about 20 feet. The steel building has power inside and water just outside. There is a gravel driveway that leads to the steel building that offers room for more parking if needed. The property has avocado trees in addition to citrus and others. Two Tankless hot water heaters, one of them brand new. Fireplace in living room is wood burning with propane stubbed in. Primary bedroom fireplace is propane. Property offers room for horses and additional infrastructure. This home and property are a must see.

Built in 2008

## Essential Information

MLS® #	250018730SD
Price	\$1,275,000
Bedrooms	3
Bathrooms	3.00
Full Baths	3
Square Footage	3,450
Acres	0.00
Year Built	2008
Type	Residential
Sub-Type	Single Family Residence
Status	Closed

Listing Agent Kristi Olson  
Listing Office Berkshire Hathaway HomeServices California Properties

## Community Information

Address 633 Old Julian Hwy  
Area 92065 - Ramona  
Subdivision Ramona  
City Ramona  
County San Diego  
Zip Code 92065

## Amenities

Parking Spaces 8  
Parking Driveway  
# of Garages 4  
Garages Driveway  
Has Pool Yes  
Pool In Ground

## Exterior

Exterior Stucco  
Roof Concrete  
Construction Stucco

## Interior

Interior Features Main Level Primary, Workshop  
Appliances Gas Range, Microwave, Refrigerator, Dishwasher, Disposal, Double Oven, Electric Oven, Electric Range, Gas Cooktop, Gas Oven, Ice Maker, SixBurnerStove  
Heating Forced Air, Natural Gas  
Cooling Central Air, Electric, Zoned  
Fireplace Yes  
Fireplaces Family Room, Primary Bedroom  
# of Stories 1  
Stories One

## Additional Information

Date Listed February 12th, 2025  
Days on Market 13

Short Sale N  
RE / Bank Owned N

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