

# **\$950,000 - 4602 Valencia Drive, San Diego**

MLS® #250021238SD

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## **\$950,000**

3 Bedroom, 3.00 Bathroom, 2,078 sqft  
Residential on 0 Acres

San Diego, San Diego,

Welcome to this lovely 1940s Craftsman-style home in the heart of the coveted Rolando Village. This charming three-bedroom, two and half-bath home hasn't been on the market in 45 years! The pride of ownership is shown throughout and the sellers still have the original permitted house plans for the whole-house remodel in 1990. Â Two of the bedrooms and 1 1/2 baths are downstairs, with the primary bedroom upstairs having a mini-split air conditioning & heating unit with a west-facing backyard balcony and a spa tub in the primary bathroom. The open kitchen/breakfast area has a French door stainless steel fridge, a Dual-fuel six-burner Café brand stove, a four-function microwave (convection oven, broiler, air fryer & microwave), and a convenient hanging pot rack over the stove. Nearby is a laundry room, dining room, and a spacious lower-level family room with a built-in gas/log fireplace. See Supplement for more. Welcome to this lovely 1940s Craftsman-style home in the heart of the coveted Rolando Village. This charming three-bedroom, two and half-bath home hasn't been on the market in 45 years! The pride of ownership is shown throughout and the sellers still have the original permitted house plans for the whole-house remodel in 1990. Â Two of the bedrooms and 1 1/2 baths are downstairs, with the primary bedroom upstairs having a mini-split air conditioning & heating unit with a west-facing backyard balcony and a spa tub in the primary bathroom. The open



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Built in 1945

## **Essential Information**

MLS® #	250021238SD
Price	\$950,000
Bedrooms	3
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	2,078
Acres	0.15
Year Built	1945
Type	Residential
Sub-Type	Single Family Residence
Style	Craftsman
Status	Closed
Listing Agent	Jeremy Root
Listing Office	eXp Realty of Southern California, Inc.

### **Community Information**

Address	4602 Valencia Drive
Area	92115 - San Diego
Subdivision	San Diego
City	San Diego
County	San Diego
Zip Code	92115

### **Amenities**

Utilities	Cable Available, Natural Gas Available, Phone Available, Phone Connected, Sewer Available, Sewer Connected, Water Available, Water Connected
Parking Spaces	6
Parking	Concrete, Driveway, Garage, Garage Faces Rear
# of Garages	2
Garages	Concrete, Driveway, Garage, Garage Faces Rear
Pool	None
Security	Carbon Monoxide Detector(s), Prewired, Smoke Detector(s)

### **Exterior**

Exterior	Stucco
Lot Description	Drip Irrigation/Bubblers
Roof	Shingle
Construction	Stucco

## Interior

Interior	Carpet, Tile
Interior Features	Separate/Formal Dining Room, High Ceilings, Loft, Balcony, Ceiling Fan(s), Instant Hot Water, Recessed Lighting
Appliances	Dishwasher, Disposal, Gas Range, Microwave, Refrigerator, Water Heater, Electric Range, Electric Water Heater, ENERGY STAR Qualified Water Heater, High Efficiency Water Heater, Hot Water Circulator, SixBurnerStove, Solar Hot Water, Water Softener
Heating	ENERGY STAR Qualified Equipment, Fireplace(s), Forced Air, High Efficiency, Natural Gas
Cooling	Central Air, Electric, ENERGY STAR Qualified Equipment, High Efficiency, See Remarks
Fireplace	Yes
Fireplaces	Family Room, Gas, Primary Bedroom
# of Stories	2
Stories	Two

## Additional Information

Date Listed	March 12th, 2025
Days on Market	7
Zoning	R-1:SINGLE
Short Sale	N
RE / Bank Owned	N

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