

# \$990,000 - 865 Old Canyon Road, Fremont

MLS® #41117079

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## \$990,000

2 Bedroom, 2.00 Bathroom, 1,006 sqft  
Residential on 0 Acres

CANYON HEIGHTS, Fremont,

**\$90,000 PRICE REDUCTION!** Transform Potential into Perfection! Unlock a rare opportunity to create your dream home in the heart of this highly desirable Niles neighborhood! This charming fixer-upper is full of potential and ready for your vision. Nestled just steps from scenic Alameda Creek and offering peaceful views of the Niles Hills, this property sits on a spacious lot ideal for gardening, outdoor living, or future expansion. A mature mulberry tree and fruitful persimmon tree provide both shade and character in the backyard. An additional 600 sq ft has been added for a total of over 1000 sq ft. The property also includes a separate unit and a versatile 20' x 20' workshop at the rear—perfect for guests, a home office, or creative space. Enjoy being minutes away from historic downtown Niles, Niles Canyon, and some of the area's most popular hiking and biking trails. Here, nature, history, and community come together in a truly unique setting. Whether you're an investor looking for your next project or a homeowner excited to renovate, this is your chance to bring new life to a hidden gem in one of Fremont's most beloved neighborhoods.



Built in 1944

## Essential Information

MLS® #	41117079
Price	\$990,000

Bedrooms	2
Bathrooms	2.00
Full Baths	1
Half Baths	1
Square Footage	1,006
Acres	0.20
Year Built	1944
Type	Residential
Sub-Type	Single Family Residence
Style	Bungalow
Status	Closed
Listing Agent	Rich Watson
Listing Office	Coldwell Banker Realty

### **Community Information**

Address	865 Old Canyon Road
Subdivision	CANYON HEIGHTS
City	Fremont
County	Alameda
Zip Code	94536-1730

### **Amenities**

Parking	Carport
Garages	Carport
Pool	None

### **Exterior**

Exterior	Wood Siding
Lot Description	Back Yard, Front Yard, Street Level, Yard
Roof	Tar/Gravel
Construction	Wood Siding

### **Interior**

Interior	Carpet, Laminate
Interior Features	Workshop
Appliances	Washer
Heating	Wall Furnace
Fireplaces	None
Stories	One

**School Information**

District Fremont Unified

**Additional Information**

Date Listed November 9th, 2025  
Days on Market 5  
Short Sale N  
RE / Bank Owned N

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