

# \$829,000 - 2165 Malcolm Street, Simi Valley

MLS® #BB26042744

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## \$829,000

4 Bedroom, 2.00 Bathroom, 1,580 sqft  
Residential on 0 Acres

Valley West (Berylwood) (275), Simi Valley,

Welcome to 2165 Malcolm Street – a beautifully upgraded two-story home where thoughtful updates, inviting curb appeal, and a rare oversized fan-shaped lot come together. Offering approximately 1,600 square feet of comfortable and versatile living space, this home features an expansive front yard anchored by a mature birch tree. Inside, new luxury laminate wood flooring spans the main level, complemented by an upgraded kitchen featuring stainless steel appliances. The open-concept layout is ideal for seamless indoor-outdoor living and entertaining. Upstairs features three bedrooms, including the primary, while a convenient downstairs bedroom and full bathroom provide flexibility for guests or multi-generational living. Step out to your standout of a backyard. The home is situated on a rare and oversized 7,800+ square foot fan-shaped lot that widens at the rear, resulting in an expansive yard that is rarely available and offers endless potential. A covered patio with ceiling fans provides a comfortable space for relaxing or hosting gatherings. Raised garden beds are also already in place for growing herbs, fruit, and vegetables alongside mature lemon, pomegranate, and plum trees. Additional highlights include recessed lighting throughout, direct garage access with built-ins, an oversized storage closet, laundry in the garage, RV/boat parking beside the home, and a roof completed within the past three years. Don't miss out on this incredible



opportunity!

Built in 1964

### Essential Information

MLS® #	BB26042744
Price	\$829,000
Bedrooms	4
Bathrooms	2.00
Full Baths	2
Square Footage	1,580
Acres	0.18
Year Built	1964
Type	Residential
Sub-Type	Single Family Residence
Style	Traditional
Status	Closed
Listing Agent	Jonathan Sharaf
Listing Office	Christie's RE SoCal

### Community Information

Address	2165 Malcolm Street
Area	SVC - Central Simi
Subdivision	Valley West (Berylwood) (275)
City	Simi Valley
County	Ventura
Zip Code	93065

### Amenities

Utilities	Electricity Connected, Natural Gas Connected, Sewer Connected, Water Connected
Parking Spaces	4
Parking	Boat, Door-Multi, Driveway, Garage, Garage Door Opener, RV Access/Parking
# of Garages	2
Garages	Boat, Door-Multi, Driveway, Garage, Garage Door Opener, RV Access/Parking
View	Mountain(s), Peek-A-Boo
Pool	None

### Exterior

Lot Description	Garden, Irregular Lot
Windows	Double Pane Windows
Roof	Shingle

### **Interior**

Interior	Laminate
Interior Features	Separate/Formal Dining Room, Recessed Lighting, Storage, Bedroom on Main Level, Walk-In Closet(s)
Appliances	Dishwasher, Freezer, Gas Range, Refrigerator, Range Hood, Dryer, Washer
Heating	Central, Forced Air
Cooling	Central Air
Fireplaces	None
# of Stories	2
Stories	Two

### **School Information**

District	Simi Valley Unified
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### **Additional Information**

Date Listed	February 17th, 2026
Days on Market	6
Short Sale	N
RE / Bank Owned	N

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