

# **\$395,000 - 15460 Guava Way, Victorville**

MLS® #CV25149470

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## **\$395,000**

4 Bedroom, 2.00 Bathroom, 1,648 sqft  
Residential on 0 Acres

N/A, Victorville,

### **INCREDIBLE VICTORVILLE OPPORTUNITY!**

This stunning single-story home offers the perfect blend of modern comfort and family living with an open concept design that flows seamlessly from the spacious living room featuring a gas fireplace to the chef's dream kitchen. Gorgeous granite countertops, rich cabinetry, and a large center island make this kitchen the heart of the home. Beautiful hardwood floors throughout the main living areas add warmth and style. Well-appointed bedrooms provide comfortable retreats and well-maintained carpet, while the modern bathrooms feature quality fixtures and finishes. The dedicated laundry room with abundant built-in storage adds convenience. But the real showstopper is the expansive, fully-fenced backyard - a blank canvas with endless possibilities for entertaining, gardening, pool installation, or RV parking. This large lot offers tremendous potential in an established neighborhood with mountain views. The attached 2-car garage provides direct access and additional storage. Located in a desirable Victorville community with easy access to schools, shopping, and freeways. This property offers incredible potential. Don't miss the opportunity of desert living with wide open spaces, and that authentic California lifestyle. WELCOME TO YOUR NEW HOME!



Built in 2006

## **Essential Information**

MLS® #	CV25149470
Price	\$395,000
Bedrooms	4
Bathrooms	2.00
Full Baths	2
Square Footage	1,648
Acres	0.18
Year Built	2006
Type	Residential
Sub-Type	Single Family Residence
Status	Closed
Listing Agent	Faviola Nieves
Listing Office	PROSPERITY REAL ESTATE & ASSOC

### Community Information

Address	15460 Guava Way
Area	VIC - Victorville
Subdivision	N/A
City	Victorville
County	San Bernardino
Zip Code	92394

### Amenities

Parking Spaces	2
# of Garages	2
View	Mountain(s), Neighborhood
Pool	None

### Exterior

Lot Description	ZeroToOneUnitAcre, Back Yard
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### Interior

Interior Features	All Bedrooms Down
Heating	Central
Cooling	Central Air
Fireplace	Yes
Fireplaces	Gas, Living Room
# of Stories	1
Stories	One

**School Information**

District Victor Valley Unified

**Additional Information**

Date Listed July 2nd, 2025  
Days on Market 28  
Short Sale N  
RE / Bank Owned N

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