

\$889,000 - 612 Oceanbluff Avenue, San Dimas

MLS® #CV25199704

\$889,000

3 Bedroom, 2.00 Bathroom, 1,402 sqft
Residential on 0 Acres

N/A, San Dimas,

In 1962, when the world looked up in wonder as the first American orbited the Earth, this ranch-style home was built on a quiet cul-de-sac where neighbors still show pride of ownership. Time has only added to its charm.



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Curb appeal comes to mind when you see this home and its curved driveway (plenty of parking) lined with flowers and lush landscaping one side of the Cul De Sac. Step through the formal entry, where the view opens toward the dining and living areas. The living room is spacious, with a half wall defining the dining area, yet the flow feels open and connected. Water-resistant laminate flooring runs throughout, lending both beauty and practicality. From the dining room, a window frames the landscaped front yard that includes roses and newly planted flowers along the curved driveway, while a ceiling fan adds comfort. ~~~

Just beyond, the kitchen shines with recessed lighting, a peninsula perfect for casual dining for two, and glass-front cabinets to display treasured dishware. The garden window above the sink brings in natural light and overlooks the wide side yard. A door leads directly to the garage, where laundry is conveniently tucked inside and space above with possibility of storage use. ~~~

Back in the living room, a fireplace creates a

cozy focal point, while sliders open to the covered patio: a year-round retreat, rain or shine. Here, a fire pit invites conversation under the stars. An exterior garage door provides access to the side yard, where space and charm abound. The backyard offers thoughtfully landscaped touches, just enough lawn for play or the simple joy of grounding your toes in the grass. ~~~

Down the hallway, three generous bedrooms and two bathrooms await. The roomy primary suite features a large shower, built-in drawers and cabinets, and a garden window overlooking the front yard. Each bedroom is finished with mirrored closet doors, ceiling fans, and the same sleek, water-resistant flooring for a consistent look.~~~

A home born in a historic moment, yet timeless in its comfort: a place where everyday living is as inspiring as the era it was built in.

See it! Love it! Buy it!

Added note: Roof approximately 2 1/2 years old.

(See Virtual Link)

Built in 1962

### **Essential Information**

|                |             |
|----------------|-------------|
| MLS® #         | CV25199704  |
| Price          | \$889,000   |
| Bedrooms       | 3           |
| Bathrooms      | 2.00        |
| Full Baths     | 1           |
| Square Footage | 1,402       |
| Acres          | 0.17        |
| Year Built     | 1962        |
| Type           | Residential |

|                |                              |
|----------------|------------------------------|
| Sub-Type       | Single Family Residence      |
| Style          | Ranch                        |
| Status         | Closed                       |
| Listing Agent  | Kimberly Olbrich             |
| Listing Office | CENTURY 21 CITRUS REALTY INC |

### **Community Information**

|             |                       |
|-------------|-----------------------|
| Address     | 612 Oceanbluff Avenue |
| Area        | 689 - San Dimas       |
| Subdivision | N/A                   |
| City        | San Dimas             |
| County      | Los Angeles           |
| Zip Code    | 91773                 |

### **Amenities**

|                |                                                |
|----------------|------------------------------------------------|
| Parking Spaces | 6                                              |
| Parking        | Door-Multi, Driveway, Garage                   |
| # of Garages   | 2                                              |
| Garages        | Door-Multi, Driveway, Garage                   |
| View           | Neighborhood                                   |
| Pool           | None                                           |
| Security       | Carbon Monoxide Detector(s), Smoke Detector(s) |

### **Exterior**

|                   |                                                                     |
|-------------------|---------------------------------------------------------------------|
| Exterior          | Stucco                                                              |
| Exterior Features | Fire Pit                                                            |
| Lot Description   | Back Yard, Cul-De-Sac, Front Yard, Irregular Lot, Landscaped, Level |
| Roof              | Composition                                                         |
| Construction      | Stucco                                                              |
| Foundation        | Slab                                                                |

### **Interior**

|                   |                                                                                                       |
|-------------------|-------------------------------------------------------------------------------------------------------|
| Interior          | Laminate, See Remarks                                                                                 |
| Interior Features | Breakfast Bar, Ceiling Fan(s), Recessed Lighting, All Bedrooms Down, Crown Molding, Laminate Counters |
| Appliances        | Gas Range, Microwave, Refrigerator, Electric Water Heater, Water To Refrigerator                      |
| Heating           | Central                                                                                               |
| Cooling           | Central Air                                                                                           |

|              |                  |
|--------------|------------------|
| Fireplace    | Yes              |
| Fireplaces   | Gas, Living Room |
| # of Stories | 1                |
| Stories      | One              |

### **School Information**

|          |                |
|----------|----------------|
| District | Bonita Unified |
| Middle   | Lone Hill      |
| High     | San Dimas      |

### **Additional Information**

|                 |                     |
|-----------------|---------------------|
| Date Listed     | September 3rd, 2025 |
| Days on Market  | 14                  |
| Zoning          | SDSF7500*           |
| Short Sale      | N                   |
| RE / Bank Owned | N                   |

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