

# **\$579,000 - 22655 Minona Drive, Grand Terrace**

MLS® #CV25235155

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## **\$579,000**

4 Bedroom, 2.00 Bathroom, 1,869 sqft

Residential on 0 Acres

N/A, Grand Terrace,

Welcome to this charming single-story home nestled in the desirable community of Grand Terrace! Offering 4 bedrooms, 2 bathrooms, and approximately 1,869 square feet of living space, this residence blends mid-century character with thoughtful modern updates. Step inside to an inviting floor plan featuring a spacious kitchen remodeled with granite countertops and a convenient inside laundry room that adds everyday ease.

The primary suite is a highlight with its own dedicated mini-split system for personalized comfort. Both bathrooms have been refreshed, including a remodeled shower/tub surround and resurfaced finishes.

Major improvements ensure peace of mind: Solar (2021), newer roof and water heater (2015), upgraded 200-amp electrical panel and outlets (2019), Lennox HVAC system (2018), whole-house fan and wall insulation (2016), and updated plumbing with a Pelican water softener. A newer retaining wall with drainage enhances the large backyard, offering room to entertain, garden, or even build a pool.

Set on an expansive 11,200 sq. ft. lot with an attached two-car garage, this home combines space and functionality. Located near top-rated schools, parks, shopping, and freeway access, it's perfect for commuters while still providing a peaceful neighborhood setting.

Don't miss this opportunity to own a well-maintained, move-in ready home in Grand



Terrace.

Built in 1954

**Essential Information**

MLS® #	CV25235155
Price	\$579,000
Bedrooms	4
Bathrooms	2.00
Full Baths	2
Square Footage	1,869
Acres	0.26
Year Built	1954
Type	Residential
Sub-Type	Single Family Residence
Status	Closed
Listing Agent	Laurel Starks
Listing Office	KELLER WILLIAMS EMPIRE ESTATES

**Community Information**

Address	22655 Minona Drive
Area	266 - Grand Terrace
Subdivision	N/A
City	Grand Terrace
County	San Bernardino
Zip Code	92313

**Amenities**

Utilities	Electricity Connected, Natural Gas Connected, Sewer Connected, Water Connected
Parking Spaces	2
Parking	Driveway, Garage
# of Garages	2
Garages	Driveway, Garage
View	Mountain(s), Neighborhood
Pool	None

**Exterior**

Exterior	Frame, Wood Siding
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Exterior Features	Rain Gutters
Lot Description	ZeroToOneUnitAcre, Back Yard, Front Yard, Lawn, Near Park, Desert Back, Near Public Transit
Roof	Shingle
Construction	Frame, Wood Siding

## Interior

Interior	Carpet, Laminate, Tile
Interior Features	Ceiling Fan(s), Recessed Lighting, Bedroom on Main Level, Main Level Primary
Appliances	Dishwasher, Free-Standing Range, Gas Range, Microwave, Water Softener
Heating	Central
Cooling	Central Air, Whole House Fan, Wall/Window Unit(s), See Remarks
Fireplace	Yes
Fireplaces	Family Room
# of Stories	1
Stories	One

## School Information

District	Colton Unified
Middle	Terrace Hills
High	Grand Terrace

## Additional Information

Date Listed	September 29th, 2025
Days on Market	10
Short Sale	N
RE / Bank Owned	N

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