

# \$925,000 - 3307 Cole, Simi Valley

MLS® #DW25272262

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## \$925,000

4 Bedroom, 2.00 Bathroom, 1,919 sqft  
Residential on 0 Acres

New Horizons (Sheri) (282), Simi Valley,

Welcome to this bright and airy 4-bedroom, 2-bathroom home in the heart of Simi Valley. Located on a peaceful cul-de-sac street, this residence offers a warm and inviting atmosphere throughout. The expansive family room has recess lights, high ceilings, cozy fireplace, wet bar and a roomy living room that leads to the eating area and kitchen. Down the hall are the 4 bedrooms, including the master bedroom with its own in-suite bathroom and a bedroom suitable for an office. The extra dining area includes a sliding glass door leading outside to a covered patio, built-in BBQ, conversation fire pit, and rear gazebo, making this ideal for entertaining. To complete this is the large two-car garage and solar panels positioned on a generous lot. This home combines comfort, function, and style, so don't miss the opportunity to make his gem your own.



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Built in 1962

## Essential Information

MLS® #	DW25272262
Price	\$925,000
Bedrooms	4
Bathrooms	2.00
Full Baths	2
Square Footage	1,919
Acres	0.23

Year Built	1962
Type	Residential
Sub-Type	Single Family Residence
Style	Ranch
Status	Closed
Listing Agent	Martha Franco
Listing Office	Realty Masters & Associates Inc

### **Community Information**

Address	3307 Cole
Area	SVC - Central Simi
Subdivision	New Horizons (Sheri) (282)
City	Simi Valley
County	Ventura
Zip Code	93063

### **Amenities**

Utilities	Electricity Connected, Sewer Connected, Water Connected
Parking Spaces	2
Parking	Driveway, Garage
# of Garages	2
Garages	Driveway, Garage
View	None
Pool	None

### **Exterior**

Lot Description	Back Yard, Cul-De-Sac, Front Yard
Roof	Composition

### **Interior**

Interior Features	Recessed Lighting, All Bedrooms Down
Appliances	Dishwasher, Microwave
Heating	Central
Cooling	Central Air
Fireplace	Yes
Fireplaces	Family Room
# of Stories	1
Stories	One

### **School Information**

District

Simi Valley Unified

**Additional Information**

Date Listed            December 15th, 2025

Days on Market        69

Short Sale              N

RE / Bank Owned      N

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