

\$365,000 - 6279 Laurel Valley Avenue, Banning

MLS® #IG24227602

\$365,000

3 Bedroom, 2.00 Bathroom, 1,505 sqft

Residential on 0 Acres

N/A, Banning,

Welcome to 6279 W Laurel Valley Ave, nestled in the vibrant 55+ Sun Lakes Community in Banning. This beautifully maintained home offers 3 bedrooms, 2 baths.

One of the bedrooms is a versatile room perfect for an office, hobby space, or guest room. The hallway bathroom has been thoughtfully upgraded with elevated countertops and a stylish, modern shower.

Recently updated carpeting and an open-concept family room with a cozy fireplace make it perfect for gatherings.

Step outside to a lovely backyard with an alumawood covered patio, ideal for relaxing with a good book or coffee amidst beautiful rose bushes. This home is energy-efficient, featuring a newer AC unit, furnace, and recently upgraded insulation and vent systems. All appliances, including a refrigerator, stove, microwave, dishwasher, washer, and dryer, are included—making this home truly move-in ready.

Sun Lakes Community offers an array of resort-style amenities! The Main Clubhouse is perfect for social gatherings, with casual and fine dining options, live music, and entertainment in the lounge. Outdoors, enjoy a sparkling pool, patio, and pickleball courts. The North Clubhouse features a fitness center, a cozy lounge, and a golf pro shop, along with additional pool and patio spaces, plus tennis and bocce ball courts. The South Clubhouse,



exclusive to residents, includes an indoor pool and fitness center, and tennis players can access six courts nearby.

For golf enthusiasts, Sun Lakes offers two private courses with scenic fairways framed by the San Gorgonio and San Jacinto Mountains.

The 18-hole, 7,017-yard Sun Lakes Championship Course and the 3,000-yard, par-60 Executive Course provide year-round golfing opportunities, with reasonably priced memberships granting unlimited access.

Don't miss this opportunity to embrace an active, luxurious lifestyle in Sun Lakes Country Club!

Built in 1991

Essential Information

MLS® #	IG24227602
Price	\$365,000
Bedrooms	3
Bathrooms	2.00
Full Baths	2
Square Footage	1,505
Acres	0.11
Year Built	1991
Type	Residential
Sub-Type	Single Family Residence
Status	Closed
Listing Agent	Linda Huerta
Listing Office	EXP REALTY OF SOUTHERN CA. INC

Community Information

Address	6279 Laurel Valley Avenue
Area	263 - Banning/Beaumont/Cherry Valley
Subdivision	N/A
City	Banning
County	Riverside
Zip Code	92220

Amenities

Amenities	Barbecue, Billiard Room, Call for Rules, Clubhouse, Controlled Access, Dog Park, Fire Pit, Fitness Center, Game Room, Golf Course, Guard, Maintenance Grounds, Meeting/Banquet/Party Room, Meeting Room, Pets Allowed, Pickleball, Picnic Area, Pool, Recreation Room, Security, Spa/Hot Tub
Parking Spaces	2
# of Garages	2
View	Mountain(s)
Has Pool	Yes
Pool	Association, Community

Exterior

Lot Description	ZeroToOneUnitAcre
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Interior

Interior Features	All Bedrooms Down
Appliances	Dryer, Washer
Heating	Central
Cooling	Central Air
Fireplace	Yes
Fireplaces	Family Room
# of Stories	1
Stories	One

School Information

District	Banning Unified
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Additional Information

Date Listed	October 11th, 2024
Days on Market	47
Short Sale	N
RE / Bank Owned	N

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