

# **\$769,000 - 858 Grass Valley Road, Lake Arrowhead**

MLS® #IG25082325

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## **\$769,000**

4 Bedroom, 3.00 Bathroom, 2,630 sqft  
Residential on 0 Acres

Arrowhead Woods (AWHW), Lake Arrowhead,

Imagine yourself nestled in a tranquil haven, surrounded by nature's splendor. This stunning home, set on a sprawling third-acre lot within a quiet cul-de-sac which gives it all a more European, village-like feel, is the ultimate retreat from the world. As you step inside, the warmth of gorgeous Brazilian wooden floors and elegant neutral tones grabs your attention instantly, inviting you to make this house your own. Large windows pour in natural light, bathing the interior in a sense of calm and serenity. The kitchen is a culinary dream, with luxurious quartz countertops, a chic herringbone tile backsplash, all new high-end appliances, and a custom-built pantry that adds a touch of sophistication and functionality to your cooking adventures. The kitchen also features a reverse osmosis water filtration system, making every sip taste wonderful. Soaring ceilings and expansive windows create a sense of airiness and freedom, making each day feel like a breath of fresh air. Owners cherished watching Stellar's Jay birds thrive & fly. The fenced yard provides a safe space where you could take a lovely picnic, play with your pets, or even park your RV. The serene surroundings offer endless opportunities for relaxation, and the gentle sounds of the seasonal creek add to the peaceful ambiance. Enjoy private lake rights, granting access to stunning waters for boating, fishing, or kayaking. Inside, you'll appreciate the newer high-quality carpet, air conditioning, and heating system with dual-zone control,





ensuring optimal comfort throughout the home. The high-capacity air filter and built-in humidifier work together to provide excellent air quality, making this home a haven for those who value their well-being. The 2-car attached garage boasts an extended length of 25.5 ft and a width of 20.5 ft, providing ample space for your vehicles and projects. Additionally, a separate storage room on the garage level offers 100 sq. ft. of extra storage, perfect for storing seasonal decorations, outdoor equipment, or other items you want to keep organized and out of the way. Sink into the bliss of the hot tub, surrounded by peaceful surroundings, and let the world melt away. Park your vehicles in the spacious garage and enjoy additional parking spaces for ultimate convenience. Definitely a home built to host and entertain!

This is more than just a house – it's a sanctuary, a retreat from the world, where life is meant to be lived to the fullest. Come home to serenity.

Built in 2003

**Essential Information**

MLS® #	IG25082325
Price	\$769,000
Bedrooms	4
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	2,630
Acres	0.33
Year Built	2003
Type	Residential
Sub-Type	Single Family Residence
Style	Craftsman
Status	Closed



Listing Agent	Helen Turner
Listing Office	COLDWELL BANKER SKY RIDGE REALTY

## Community Information

Address	858 Grass Valley Road
Area	287A - Arrowhead Woods
Subdivision	Arrowhead Woods (AWHW)
City	Lake Arrowhead
County	San Bernardino
Zip Code	92352

## Amenities

Utilities	Electricity Connected, Natural Gas Connected, Sewer Connected, Water Connected
Parking Spaces	4
Parking	Door-Single, Garage Faces Front, Garage, Garage Door Opener, Paved, Driveway Up Slope From Street
# of Garages	2
Garages	Door-Single, Garage Faces Front, Garage, Garage Door Opener, Paved, Driveway Up Slope From Street
View	Trees/Woods
Pool	None
Security	Fire Detection System, Smoke Detector(s)

## Exterior

Exterior	Drywall, Shake Siding
Lot Description	ZeroToOneUnitAcre
Windows	Blinds
Roof	Composition, Shingle
Construction	Drywall, Shake Siding

## Interior

Interior	Wood
Interior Features	Beamed Ceilings, Built-in Features, Ceiling Fan(s), Cathedral Ceiling(s), Separate/Formal Dining Room, Eat-in Kitchen, High Ceilings, Open Floorplan, Pantry, Quartz Counters, Recessed Lighting, Storage, Unfurnished, Bedroom on Main Level, Primary Suite, Walk-In Pantry, Walk-In Closet(s)
Appliances	Dishwasher, Gas Range, Refrigerator, Gas Cooktop, Gas Oven, Water Purifier
Heating	Central, Zoned
Cooling	Central Air, Zoned



Fireplace	Yes
Fireplaces	Gas, Living Room, Primary Bedroom, Decorative
# of Stories	2
Stories	Two

### **School Information**

District	Rim of the World
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### **Additional Information**

Date Listed	April 7th, 2025
Days on Market	7
Zoning	LA/RS-14M
Short Sale	N
RE / Bank Owned	N

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