

# **\$599,000 - 27657 Peninsula Drive #115, Lake Arrowhead**

MLS® #IG25092362

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## **\$599,000**

3 Bedroom, 2.00 Bathroom, 1,263 sqft  
Residential on 0 Acres

Arrowhead Woods (AWHW), Lake Arrowhead,

**SELLER MOTIVATED!** All reasonable offers will be considered. It's been almost 40 years since this special home in Meadow Bay North has been on the market. A totally free-standing townhome on one of the largest common lots in the community. All the benefits of a private single family home and yet you don't have to be concerned with exterior maintenance. You may ask yourself "Why should I purchase a MBN townhome versus single family residence"? Well, think about it. In a SFR, you wake up in the morning and have your cup of coffee. Then what? How do you spend the rest of your day? Get in your car and drive somewhere? Or maybe you begin all your home maintenance chores? A home in MBN is a totally different lifestyle. You wake up in the morning, have your cup of coffee and maybe walk to your private beach where you can spend the day sunning, swimming, and meeting other MBN homeowners. Before long, you make good friends, and your children make good friends. There's nothing more special than that. This 3 bedroom, 2 bath home has the most sought after floorplan. Each bedroom is on its own level, giving everyone a nice sense of privacy. There is a finished special room with access from inside or outside. To all you men out there...it may not be a garage, but it's darn close and among other functions, would make a great "man cave". This room is not permitted and is not included in square footage. Other features include cedar closets and huge private deck,



ample parking and easy access to home. This cozy retreat has SO much potential with very little effort. A little paint goes a long way. Or, it can be the perfect canvas for your dream remodel. The gated Meadow Bay North community boasts 17 acres of lush landscaping, one-third mile of lake frontage and the largest private beach in Lake Arrowhead, just for homeowners and their guests. This pet friendly community is so special that even your furry friend has their own private beach. Short term rentals are allowed with a six-night minimum and a county permit. HOA fee includes exterior maintenance of roofs, siding and decks, trash removal, snow removal and maintenance of our beach and common areas. Don't miss this opportunity to purchase now and begin enjoying lake living at its best. Call Barb for a showing.

Built in 1980

### **Essential Information**

MLS® #	IG25092362
Price	\$599,000
Bedrooms	3
Bathrooms	2.00
Full Baths	2
Square Footage	1,263
Acres	0.02
Year Built	1980
Type	Residential
Sub-Type	Single Family Residence
Style	Traditional
Status	Closed
Listing Agent	Barbara Hughes
Listing Office	Barbara Hughes Broker

### **Community Information**

Address	27657 Peninsula Drive #115
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Area	287A - Arrowhead Woods
Subdivision	Arrowhead Woods (AWHW)
City	Lake Arrowhead
County	San Bernardino
Zip Code	92352

## Amenities

Amenities	Pets Allowed, Trash
Utilities	Electricity Connected, Natural Gas Connected, Sewer Connected, Water Connected
Parking	Unassigned
Garages	Unassigned
View	Trees/Woods
Waterfront	Beach Access
Pool	None
Security	Gated Community

## Exterior

Lot Description	Trees
Windows	Blinds
Roof	Composition

## Interior

Interior	Carpet
Interior Features	Beamed Ceilings, Bedroom on Main Level, Living Room Deck Attached, Storage, Tile Counters
Appliances	Electric Range
Heating	Central, Natural Gas
Cooling	None
Fireplace	Yes
Fireplaces	Gas, Gas Starter, Living Room, Zero Clearance
# of Stories	2
Stories	Two

## School Information

District	Rim of the World
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## Additional Information

Date Listed	May 8th, 2025
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Days on Market	110
Zoning	LA/RM
Short Sale	N
RE / Bank Owned	N

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