

\$465,000 - 1405 Jantzen Avenue, Atwater

MLS® #MC25249099

\$465,000

4 Bedroom, 2.00 Bathroom, 2,163 sqft

Residential on 0 Acres

N/A, Atwater,

Welcome Home to Comfort, Space, and Style in Atwater!

This beautifully maintained 4 BEDROOM, 2 1/2 BATHROOM home offers 2,163 sq. ft. of inviting living space with thoughtful upgrades throughout.

Step inside to find FRESH INTERIOR PAINT, NEW CARPET, and NEW VINYL BLINDS that give the home a BRIGHT, MOVE-IN-READY feel.

The versatile BONUS ROOM features a Murphy bed and closet, perfect as a 5th BEDROOM, HOME OFFICE, or GUEST SUITE.

The finished TANDEM GARAGE adds even more flexibility – ideal for a game room, home gym, hobby space, or additional storage. Outside, enjoy the OVERSIZED LOT with DUAL BACKYARDS, separated by a large cement slab, offering endless options for entertaining, play, or gardening.

Cool off in your new ABOVE-GROUND POOL (installed 2024), and stay comfortable year-round with a NEW UPSIZED A/C unit (2023). Energy efficiency comes easy with a takeover purchase of SOLAR SYSTEM (monthly payments \$181).

Located in a desirable Atwater neighborhood very close to shopping and easy access to Hwy 99 for commuters. This MOVE IN READY home offers both convenience and modern



upgrades that make it stand out.
Don't miss this one -- schedule your
private showing today!

Built in 2004

Essential Information

MLS® #	MC25249099
Price	\$465,000
Bedrooms	4
Bathrooms	2.00
Full Baths	2
Square Footage	2,163
Acres	0.14
Year Built	2004
Type	Residential
Sub-Type	Single Family Residence
Status	Closed
Listing Agent	Steven Vann
Listing Office	Homesmart PV & Assoc., Merced

Community Information

Address	1405 Jantzen Avenue
Subdivision	N/A
City	Atwater
County	Merced
Zip Code	95301

Amenities

Utilities	Electricity Connected, Natural Gas Connected, Sewer Connected, Water Connected
Parking Spaces	3
Parking	Garage, Tandem
# of Garages	3
Garages	Garage, Tandem
View	Neighborhood
Has Pool	Yes
Pool	Above Ground, Private
Security	Security System, Smoke Detector(s)

Exterior

Exterior	Stucco
Lot Description	Back Yard, Sprinklers In Front, Sprinklers In Rear
Windows	Blinds
Roof	Tile
Construction	Stucco
Foundation	Slab

Interior

Interior	Carpet, Laminate
Interior Features	All Bedrooms Up, Eat-in Kitchen, Primary Suite, Tile Counters
Appliances	Dishwasher, Gas Oven, Gas Range
Heating	Central
Cooling	Central Air
Fireplace	Yes
Fireplaces	Family Room
# of Stories	2
Stories	Two

School Information

District	Merced Union
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Additional Information

Date Listed	October 27th, 2025
Days on Market	78
Short Sale	N
RE / Bank Owned	N

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