

# **\$769,000 - 294 Ice Cream Grade, Santa Cruz**

MLS® #ML82009483

---

## **\$769,000**

2 Bedroom, 1.00 Bathroom, 736 sqft

Residential on 2 Acres

N/A, Santa Cruz,

Located on the delectable corner of Ice Cream Grade & Candy Lane, this fixer is a sweet deal! Close to Bonny Doon School & a few hundred ft from Bonny Doon Ecologic Reserve, with EZ access to UCSC, North Coast beaches and all SC offers. Enjoy Bonny Doon living in this 2BR, 1BA home. Built in 1952 w/ a simple 736 ft plan, knotty pine walls in the K & LR areas complement the softwood floors in the BRs to give the whole house a warm and comfy feeling. The 2 parcels are flat and totally usable. The well is a gusher at 9.5 GPM, & the septic passed easily. The decks need work, likely the largest issue to resolve. The kitchen is original; build your dream without paying for someone else's, only to remove theirs to install YOUR perfect kitchen; a blank canvas! The exterior is stucco, a fire-resistant bonus. A carport & a small shop for projects and big toys. Boats and quads have all rested here between adventures. The 2 parcels of nearly 2 acres allow lots of garden and outdoor activity space. This area was not hit by the CZU fires; the flora looks like it has for decades! Enter the serene property via the flag lot to a full circular drive around a small reflecting/fish pond. This home definitely needs TLC, but may qualify for a conventional loan.



Built in 1952

## **Essential Information**

MLS® #	ML82009483
Price	\$769,000
Bedrooms	2
Bathrooms	1.00
Full Baths	1
Square Footage	736
Acres	1.93
Year Built	1952
Type	Residential
Sub-Type	Single Family Residence
Style	Ranch
Status	Closed
Listing Agent	Frank Murphy Realty
Listing Office	Frank Murphy Realty

### **Community Information**

Address	294 Ice Cream Grade
Area	699 - Not Defined
Subdivision	N/A
City	Santa Cruz
County	Santa Cruz
Zip Code	95060

### **Amenities**

Parking Spaces	10
Parking	Carport, Guest
Garages	Carport, Guest
View	Trees/Woods

### **Exterior**

Exterior	Stucco
Lot Description	Flag Lot
Roof	Composition
Construction	Stucco
Foundation	Combination, Pillar/Post/Pier

### **Interior**

Interior	Wood
Interior Features	Workshop

Heating	Wood Stove
Cooling	None
Fireplace	Yes
Fireplaces	Free Standing, Living Room, Insert, Wood Burning Stove
# of Stories	1
Stories	One

### **School Information**

District	Other
Elementary	Other
High	Santa Cruz

### **Additional Information**

Date Listed	June 3rd, 2025
Days on Market	21
Zoning	RR
Short Sale	N
RE / Bank Owned	N

Based on information from California Regional Multiple Listing Service, Inc. as of December 28th, 2025 at 8:30pm PST. This information is for your personal, non-commercial use and may not be used for any purpose other than to identify prospective properties you may be interested in purchasing. Display of MLS data is usually deemed reliable but is NOT guaranteed accurate by the MLS. Buyers are responsible for verifying the accuracy of all information and should investigate the data themselves or retain appropriate professionals. Information from sources other than the Listing Agent may have been included in the MLS data. Unless otherwise specified in writing, Broker/Agent has not and will not verify any information obtained from other sources. The Broker/Agent providing the information contained herein may or may not have been the Listing and/or Selling Agent.