

# \$1,200,000 - 1170 Rising Hill Way, Escondido

MLS® #NDP2502160

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## \$1,200,000

6 Bedroom, 3.00 Bathroom, 2,778 sqft

Residential on 1 Acres

N/A, Escondido,

Gorgeous Single Story Ranch Style Home situated on a completely useable level 1.28 acre culdesac lot in South Escondido\*\*Walking distance to beautiful Felicita Park\*\*Hardwood Floors\*\*Exposed Beam Ceilings\*\*Open Kitchen with White Cabinetry\*\*Quiet Cool Whole House Fan keeps House Cool in Summer\*\*Milgard Windows & Doors\*\*Sparkling Pool\*\*Concrete Pickleball & Sports Court\*\*Expansive Lawn\*\*Open Floorplan features 5 BR's plus a Den or could easily be used as a 6BR\*\*Plenty of room outside for kids and dogs to run around and play\*\*1 min walk to Bernardo Elementary School\*\*Short drive to Lake Hodges, Harmony Grove, Downtown Escondido, Via Rancho Parkway & Escondido Mall\*\*Sunrun Solar Lease\*\*2 Car Garage has been converted to 2 Bedrooms without permits\*\*New Roof 2004\*\*New Septic Field 2018\*\*New Cast Iron Plumbing 2012\*\*Electric Panels Upgraded with Solar installation\*\*



Built in 1961

## Essential Information

MLS® #	NDP2502160
Price	\$1,200,000
Bedrooms	6
Bathrooms	3.00
Full Baths	3
Square Footage	2,778

Acres	1.28
Year Built	1961
Type	Residential
Sub-Type	Single Family Residence
Status	Closed
Listing Agent	Matt Battiata
Listing Office	eXp Realty of Southern CA

### Community Information

Address	1170 Rising Hill Way
Area	92029 - Escondido
Subdivision	N/A
City	Escondido
County	San Diego
Zip Code	92029

### Amenities

Parking Spaces	4
View	Mountain(s)
Has Pool	Yes
Pool	In Ground, Gunite, Private

### Exterior

Lot Description	Ranch, Trees
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### Interior

Interior Features	All Bedrooms Down, Bedroom on Main Level, Main Level Primary, Primary Suite
Cooling	None
Fireplace	Yes
Fireplaces	Family Room
# of Stories	1
Stories	One

### School Information

District	Escondido Union
Elementary	Bernardo

### Additional Information

Date Listed	January 21st, 2025
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Days on Market	6
Zoning	R-1:SINGLE FAM-RES
Short Sale	N
RE / Bank Owned	N

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