

# \$3,200,000 - 4356 Grand Avenue, Ojai

MLS® #OC25008386

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## \$3,200,000

4 Bedroom, 3.00 Bathroom, 1,671 sqft  
Residential on 1 Acres

Ojai: Other (11), Ojai,

Nestled in the sought-after east end of Ojai, 4356 Grand Ave offers a serene escape surrounded by nature, including a thriving orange orchard with Sunkist fruit harvested by a local grower. This beautifully updated property features a main house with luxurious finishes, a spacious ADU, and stunning views of the Topa Mountains, which glow pink at sunset. The main house is an elegant blend of modern design and natural materials. The kitchen boasts walnut-fronted cabinets, limestone counters, and high-end built-in appliances, with a custom walnut range hood and Zia tile backsplash. The living room is equally impressive, with walnut paneling, engineered walnut floors, and a Zia-tiled fireplace. Custom walnut built-ins and energy-efficient double-pane windows add both function and style throughout. The primary suite includes a luxurious bathroom with Zia tile accents, a custom walnut vanity, and high-end water fixtures. The second bathroom features similar Zia tile elements, including a new bathtub. In addition to the beautiful interiors, the property has been meticulously maintained with new utilities, including a tankless water heater, AC, and roof. Outdoor spaces are equally refined, with a redwood pool deck, plastered restraining wall, and newly installed pool pump and filter. The landscape includes a new drip system for the orchard and fresh ground cover. A custom redwood front fence, along with painted cedar side and rear fences, enhances the



homeâ€™s privacy and curb appeal. This exceptional property, with its peaceful orchard, modern updates, and breathtaking views, offers a true Ojai experience.

Built in 1965

**Essential Information**

MLS® #	OC25008386
Price	\$3,200,000
Bedrooms	4
Bathrooms	3.00
Full Baths	3
Square Footage	1,671
Acres	1.04
Year Built	1965
Type	Residential
Sub-Type	Single Family Residence
Status	Closed
Listing Agent	Keven Stirdivant
Listing Office	KASE Real Estate, Inc.

**Community Information**

Address	4356 Grand Avenue
Area	VC11 - Ojai
Subdivision	Ojai: Other (11)
City	Ojai
County	Ventura
Zip Code	93023

**Amenities**

Parking Spaces	1
# of Garages	1
View	Mountain(s)
Has Pool	Yes
Pool	In Ground, Private, Solar Heat

**Exterior**

Lot Description	Garden, Landscaped, Trees, ZeroToOneUnitAcre
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## Interior

Interior Features	All Bedrooms Down, Bedroom on Main Level
Heating	Forced Air
Cooling	Central Air
Fireplace	Yes
Fireplaces	Living Room
# of Stories	1
Stories	One

## School Information

District	Ojai Unified
Elementary	Laurel
Middle	Matilija
High	Nordhoff

## Additional Information

Date Listed	January 8th, 2025
Days on Market	3
Zoning	RE1AC
Short Sale	N
RE / Bank Owned	N

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