

# **\$850,000 - 2151 Lyon Avenue, Riverside**

MLS® #OC25146145

**\$850,000**

4 Bedroom, 3.00 Bathroom, 2,325 sqft

Residential on 1 Acres

N/A, Riverside,

Land, Location and Lovely Views. Fulfill your dreams with over 1/2 acre of land with a natural running creek and vast mountain views all set on a quiet street in an exceptional neighborhood. Enormous gated RV access and parking for all the toys you can think of and WOW, a 3.5 car garage. Plenty of room for ADU, pool, gardening and outdoor fun. NO HOA fee and NO Mello Roos. The well designed 2,325 approximate square foot residence encompasses 4 generous bedrooms upstairs and 2.5 total baths. Covered front porch leads to entry door opening to the foyer with 2 story ceiling, sweeping curved staircase with wood banister and skylight at the upper hall. Spaces flow seamlessly for comfort and functionality including a formal dining and living room with large windows with plantation shutters offering more natural light overlooking a beautifully landscaped side yard, family room with fireplace open to the kitchen with granite counters, breakfast nook, breakfast counter and walk-in pantry. Primary bedroom upstairs with walk-in closet, fireplace, view balcony, and remodeled bath with double vanities with granite counters, Roman style bathtub, walk-in tile shower with bench and frameless glass enclosure. Three additional rooms upstairs share a beautifully remodeled bath with double sink vanity. The expansive terraced backyard offers outdoor space, generously sized entertaining area with enormous concrete wrap around patio, built-in barbecue area with fridge perfect for gatherings with family and



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friends, large side yard with grass area and gentle walking paths leading through the various areas that may serve as a small orchard or garden with a natural year round creek running through the back portion with a small wooden bridge. The decorative wrought iron gated RV and boat parking area has easy access plus a second gate the the concrete driveway leading down to the second level of the yard. Nearly new high efficiency central air conditioning and heat pump, dual pane vinyl frame windows and sliders. Easy access to freeways, shopping, entertainment, and desirable schools. Truly a unique find and must see home.

Built in 1991

## Essential Information

MLS® #	OC25146145
Price	\$850,000
Bedrooms	4
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	2,325
Acres	0.52
Year Built	1991
Type	Residential
Sub-Type	Single Family Residence
Style	Mediterranean
Status	Closed
Listing Agent	John Sturdevant
Listing Office	Regency Real Estate Brokers

## Community Information

Address	2151 Lyon Avenue
Area	252 - Riverside
Subdivision	N/A
City	Riverside

## Amenities

Utilities	Cable Connected, Electricity Connected, Natural Gas Connected, Phone Connected, Sewer Connected, Water Connected, Overhead Utilities
Parking Spaces	14
Parking	Boat, Concrete, Direct Access, Driveway Level, Driveway, Garage Faces Front, Garage, Garage Door Opener, Oversized, RV Access/Parking, Side By Side, Tandem, RV Gated
# of Garages	4
Garages	Boat, Concrete, Direct Access, Driveway Level, Driveway, Garage Faces Front, Garage, Garage Door Opener, Oversized, RV Access/Parking, Side By Side, Tandem, RV Gated
View	City Lights, Hills, Mountain(s), Panoramic, Creek/Stream, Valley, Water
Waterfront	Stream
Pool	None
Security	Carbon Monoxide Detector(s), Smoke Detector(s)

## Exterior

Exterior	Stucco, Copper Plumbing
Exterior Features	Lighting
Lot Description	Back Yard, Cul-De-Sac, Front Yard, Sprinklers In Rear, Sprinklers In Front, Lawn, Landscaped, Rectangular Lot, Sprinklers Timer, Sprinkler System, Street Level, Yard, Sprinklers On Side
Windows	Blinds, Plantation Shutters, Screens, Skylight(s)
Roof	Tile
Construction	Stucco, Copper Plumbing
Foundation	Slab

## Interior

Interior	Carpet, Laminate, Tile
Interior Features	Breakfast Bar, Built-in Features, Balcony, Breakfast Area, Ceiling Fan(s), Cathedral Ceiling(s), Separate/Formal Dining Room, Eat-in Kitchen, Granite Counters, High Ceilings, Open Floorplan, Pantry, Quartz Counters, Recessed Lighting, Tandem, Two Story Ceilings, All Bedrooms Up, Entrance Foyer, Primary Suite, Walk-In Pantry, Dressing Area
Appliances	Dishwasher, Disposal, Gas Range, Gas Water Heater, Microwave, Vented Exhaust Fan, Water To Refrigerator
Heating	Central, Electric, ENERGY STAR Qualified Equipment, Forced Air,

	Fireplace(s), Heat Pump, High Efficiency
Cooling	Central Air, Electric, ENERGY STAR Qualified Equipment, Heat Pump, High Efficiency
Fireplace	Yes
Fireplaces	Family Room, Gas, Gas Starter, Primary Bedroom, Wood Burning, Raised Hearth
# of Stories	2
Stories	Two

## School Information

District	Alvord Unified
Elementary	Lake Hills
Middle	Arizona
High	Hillcrest

## Additional Information

Date Listed	July 7th, 2025
Days on Market	79
Short Sale	N
RE / Bank Owned	N

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