

\$635,000 - 1040 Mentone Avenue, Grover Beach

MLS® #PI25067188

\$635,000

2 Bedroom, 2.00 Bathroom, 926 sqft

Residential on 0 Acres

Grover Beach (330), Grover Beach,

Classic updated 1 bedroom bungalow with attached studio apartment 10 blocks from the beach. Enjoy the expansive backyard complete with a 11x16 wooden storage building and a large greenhouse. Turn-key clean starter home, vacation home or great for investors. Explore the possibilities of a lot split or multiple ADUs. Live your dream on the beautiful Central Coast.



Built in 1940

Essential Information

MLS® #	PI25067188
Price	\$635,000
Bedrooms	2
Bathrooms	2.00
Full Baths	1
Square Footage	926
Acres	0.15
Year Built	1940
Type	Residential
Sub-Type	Single Family Residence
Style	Bungalow
Status	Closed
Listing Agent	Sigrid Green
Listing Office	Coastal Connection Real Estate

Community Information

Address 1040 Mentone Avenue

Area	GRVC - Grover Beach
Subdivision	Grover Beach (330)
City	Grover Beach
County	San Luis Obispo
Zip Code	93433

Amenities

Utilities	Cable Available, Electricity Connected, Natural Gas Connected, Phone Available, Sewer Connected, Water Connected
Parking Spaces	2
Parking	Driveway, Asphalt
Garages	Driveway, Asphalt
View	None
Pool	None

Exterior

Exterior	Wood Siding
Exterior Features	Rain Gutters
Lot Description	Back Yard, Front Yard, Street Level, Yard
Windows	Blinds, Double Pane Windows, Screens
Roof	Composition
Construction	Wood Siding
Foundation	Raised

Interior

Interior	Carpet, Vinyl
Interior Features	Ceiling Fan(s), Eat-in Kitchen, All Bedrooms Down, Main Level Primary, Laminate Counters, Utility Room
Appliances	Gas Oven, Gas Range, Gas Water Heater
Heating	Natural Gas, Wall Furnace
Cooling	None
Fireplaces	None
# of Stories	1
Stories	One

School Information

District	Lucia Mar Unified
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Additional Information

Date Listed	March 25th, 2025
Days on Market	4
Zoning	R1
Short Sale	N
RE / Bank Owned	N

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