

# \$1,050,000 - 2758 Victoria Dr, Alpine

MLS® #PTP2500306

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## \$1,050,000

4 Bedroom, 3.00 Bathroom, 1,974 sqft

Residential on 1 Acres

N/A, Alpine,

AMAZING OPPORTUNITY IN ALPINE. THE PROPERTY CONSISTS OF A 3 BEDROOM, 2 BATH MAIN HOUSE, AN ADU AND A DETACHED GARAGE, STORAGE ROOM AND LAUNDRY AREA THAT COULD POSSIBLY BE A 2ND ADU ON A FLAT 1 ACRE VIEW LOT. THE MAIN HOUSE IS ABSOLUTELY GORGEOUS AND FEATURES A CIRCULAR DRIVEWAY, WOOD LAMINATE FLOORING, STUNNING KITCHEN WITH BUTCHER BLOCK COUNTERS AND STAINLESS APPLIANCES, RECESSED LIGHTING, DUAL PANE WINDOWS AND SLIDERS, WRAP AROUND VIEW DECK, CEILING FANS, SKYLIGHTS, OPEN FLOOR PLAN, LARGE PRIMARY BEDROOM WITH FIREPLACE AND A REMODELED PRIMARY BATH WITH WALK IN SHOWER. THE ADU IS VERY CHARMING AND A POPULAR AIRBNB, IT FEATURES WOOD LAMINATE FLOORING, HIGH CEILINGS, LARGE LIVING ROOM WITH FIREPLACE, RECESSED LIGHTING, KITCHENETTE AND IT'S OWN LONG PRIVATE DRIVEWAY. THERE IS ALSO A LARGE GARAGE, STORAGE ROOM AND LAUNDRY ROOM THAT WOULD BE PERFECT FOR ANOTHER ADU.



Built in 1948

## Essential Information

MLS® #	PTP2500306
Price	\$1,050,000

Bedrooms	4
Bathrooms	3.00
Full Baths	3
Square Footage	1,974
Acres	1.00
Year Built	1948
Type	Residential
Sub-Type	Single Family Residence
Status	Closed
Listing Agent	Gregg Phillipson
Listing Office	Keller Williams Realty

### **Community Information**

Address	2758 Victoria Dr
Area	91901 - Alpine
Subdivision	N/A
City	Alpine
County	San Diego
Zip Code	91901

### **Amenities**

Parking Spaces	10
Parking	Garage, Asphalt, Door-Single, RV Potential
# of Garages	2
Garages	Garage, Asphalt, Door-Single, RV Potential
View	Mountain(s)
Pool	None
Security	Smoke Detector(s)

### **Exterior**

Exterior	Drywall, Stucco, Wood Siding
Exterior Features	Rain Gutters
Lot Description	ZeroToOneUnitAcre
Windows	Double Pane Windows, Skylight(s)
Roof	Concrete, Tile
Construction	Drywall, Stucco, Wood Siding
Foundation	Raised

### **Interior**

Interior	Laminate
Interior Features	Separate/Formal Dining Room, Breakfast Area, Ceiling Fan(s)
Appliances	Dishwasher, Refrigerator, Disposal, Electric Oven, Electric Range
Heating	Electric, Fireplace(s), See Remarks
Cooling	Electric, See Remarks
Fireplace	Yes
Fireplaces	Primary Bedroom
# of Stories	1
Stories	One

### **School Information**

District	Grossmont Union
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### **Additional Information**

Date Listed	January 13th, 2025
Days on Market	35
Zoning	R-1 SINGLE FAM RES
Short Sale	N
RE / Bank Owned	N

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