

\$1,339,000 - 3950 Righetti Ranch Road, San Luis Obispo

MLS® #SC24197960

\$1,339,000

3 Bedroom, 3.00 Bathroom, 1,931 sqft

Residential on 0 Acres

San Luis Obispo(380), San Luis Obispo,

Welcome to 3950 Righetti Ranch Road, where modern design meets thoughtful upgrades in a prime location. Built in 2021, this stunning 3-bedroom, 3-bathroom home offers contemporary style, exceptional functionality. Located in the sought-after Righetti Ranch community, the home is perfectly positioned directly across from the highly anticipated linear park, offering open space, convenient guest parking, and a vibrant neighborhood atmosphere. The western-facing orientation ensures the living room and open spaces are bathed in natural light, with breathtaking sunset views. The private courtyard benefits from full sun—a unique feature many nearby homes lack—making it a bright and inviting space for outdoor relaxation or entertaining.

The open floor plan maximizes space and creates a seamless flow between the kitchen, dining area, and courtyard. With sleek quartz countertops throughout, a large kitchen island, and upgraded finishes, this home is designed for both everyday living and stylish entertaining. A Sonos dual-zone sound system provides wireless indoor and wired outdoor audio, setting the perfect mood for gatherings. Sustainability and innovation are at the heart of this beautifully maintained property, which boasts a 7.18 kW owned solar system with Net Energy Metering 2 (NEM2) status. The owner upgraded the original 2.8 kW system to produce enough energy to power the entire home, charge two electric vehicles, and even



sell excess energy back to the grid. A 240V outlet in the epoxy-finished three-car garage is ready for EV charging, while smart home features, including a Ring security system and Honeywell thermostat, enhance convenience and peace of mind.

Year-round comfort is ensured with central air conditioning, and the front yard adds charm with mature Meyer lemon and key lime trees. The low-maintenance backyard features artificial turf and professional hardscaping, creating a beautiful outdoor space with minimal upkeep. Situated within the Los Ranchos and Sinsheimer school districts, the home is also conveniently located just minutes from downtown San Luis Obispo, the regional airport, local beaches, boutique shopping, and wine country.

This move-in-ready gem effortlessly combines luxury, energy efficiency, and an unparalleled location in one of San Luis Obispo's most desirable neighborhoods.

Built in 2021

Essential Information

MLS® #	SC24197960
Price	\$1,339,000
Bedrooms	3
Bathrooms	3.00
Full Baths	2
Square Footage	1,931
Acres	0.10
Year Built	2021
Type	Residential
Sub-Type	Single Family Residence
Status	Closed
Listing Agent	Cheryl Medeiros
Listing Office	Compass

Community Information

Address	3950 Righetti Ranch Road
Area	SLO - San Luis Obispo
Subdivision	San Luis Obispo(380)
City	San Luis Obispo
County	San Luis Obispo
Zip Code	93401

Amenities

Amenities	Management
Utilities	Cable Connected, Electricity Connected, Natural Gas Connected, Phone Connected, Sewer Connected, Underground Utilities, Water Connected
Parking Spaces	3
Parking	Garage, Door-Multi
# of Garages	3
Garages	Garage, Door-Multi
View	Mountain(s), Neighborhood
Pool	None
Security	Carbon Monoxide Detector(s), Fire Detection System, Security System, Smoke Detector(s)

Exterior

Exterior	Stucco, Copper Plumbing, Frame
Exterior Features	Rain Gutters
Lot Description	Back Yard, Walkstreet, Yard
Windows	Double Pane Windows
Roof	Concrete
Construction	Stucco, Copper Plumbing, Frame
Foundation	Slab

Interior

Interior Features	Ceiling Fan(s), Open Floorplan, Quartz Counters, Recessed Lighting, Bedroom on Main Level, Breakfast Bar, Primary Suite, Separate/Formal Dining Room, Walk-In Closet(s)
Appliances	Dishwasher, Disposal, Gas Oven, Gas Range, Microwave, Refrigerator, Tankless Water Heater, Dryer, Gas Water Heater, Washer
Heating	Forced Air
Cooling	Central Air
Fireplace	Yes

Fireplaces	Electric, Living Room
# of Stories	2
Stories	Two

School Information

District	San Luis Coastal Unified
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Additional Information

Date Listed	September 21st, 2024
Days on Market	47
Short Sale	N
RE / Bank Owned	N

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