

# \$1,360,000 - 878 Lincoln Avenue, San Luis Obispo

MLS® #SC25020034

**\$1,360,000**

3 Bedroom, 3.00 Bathroom, 1,844 sqft

Residential on 0 Acres

San Luis Obispo(380), San Luis Obispo,

This beautifully maintained 3-bedroom, 3-bath home is nestled within the highly sought-after Anholm District, offering breathtaking views of Madonna Mountain. Ideally positioned on a corner lot, it is just steps from the popular Lincoln Deli and provides easy access to great hiking and biking trails. Originally built in the 1940s, this 1,844 sq. ft. residence has been thoughtfully remodeled while preserving its original charm. The inviting entryway, lined with built-in cabinetry, leads to a formal living room featuring a cozy fireplace and a picturesque bay window. The adjacent formal dining room offers scenic views of the tree-lined neighborhood and mountains beyond. The spacious family room seamlessly connects to the well-appointed kitchen, which boasts a center island with a prep sink, bar seating, vaulted ceilings, skylights, and abundant cabinetry and counter space. The primary suite is a true retreat, featuring vaulted ceilings, a walk-in closet, and a spa-like en-suite bath with a luxurious soaking tub and separate shower enclosure. Two additional bedrooms and bathrooms provide ample space for family or guests. New carpet has been installed throughout the living room, dining room, all three bedrooms, and the bright, window-lined bonus room. With its separate exterior entrance and French door access to the primary suite, this versatile bonus room adds an additional 213 sq. ft. of living space, not included in the home's original square footage. A spacious two-car



garage offers plenty of storage, with additional off-street parking available in the driveway. The low-maintenance yard showcases original brickwork, mature fruit trees, and ample space for gardening. This charming home is within walking distance of downtown San Luis Obispo, where you can enjoy fine dining, entertainment, unique shopping, and the renowned Thursday Night Farmers Market. Don't miss this rare opportunity to own a piece of San Luis Obispo's historic charm with modern comforts!

Built in 1940

## Essential Information

MLS® #	SC25020034
Price	\$1,360,000
Bedrooms	3
Bathrooms	3.00
Full Baths	2
Square Footage	1,844
Acres	0.12
Year Built	1940
Type	Residential
Sub-Type	Single Family Residence
Status	Closed
Listing Agent	Hal Sweasey
Listing Office	Keller Williams Realty Central Coast

## Community Information

Address	878 Lincoln Avenue
Area	SLO - San Luis Obispo
Subdivision	San Luis Obispo(380)
City	San Luis Obispo
County	San Luis Obispo
Zip Code	93405

## Amenities

Parking Spaces	2
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# of Garages	2
View	Mountain(s), Neighborhood
Pool	None

## Exterior

Lot Description	Back Yard, Front Yard, Corner Lot
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## Interior

Interior Features	Separate/Formal Dining Room, Primary Suite
Heating	Forced Air
Cooling	Central Air
Fireplace	Yes
Fireplaces	Living Room
# of Stories	1
Stories	One

## School Information

District	San Luis Coastal Unified
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## Additional Information

Date Listed	January 26th, 2025
Days on Market	36
Short Sale	N
RE / Bank Owned	N

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