

# **\$1,130,000 - 855 Dahlia Lane, San Luis Obispo**

MLS® #SC25110862

**\$1,130,000**

3 Bedroom, 2.00 Bathroom, 1,896 sqft

Residential on 0 Acres

San Luis Obispo(380), San Luis Obispo,

Back on market at no fault to the home - Buyer had a family emergency.

Welcome to your dream home in the tranquil "Flowers" neighborhood! Situated at the end of a peaceful cul-de-sac and adjacent to a lush greenbelt, this beautifully maintained 3-bedroom (+ bonus room!) residence offers the perfect blend of comfort and convenience.

Step inside to discover a bright and airy living room with vaulted ceilings and a cozy fireplace, setting the tone for relaxation. The kitchen flows seamlessly into a permitted 513-sf art studio, featuring its own separate entrance—ideal for creative pursuits, private office space, or use it as a bedroom.

The spacious primary suite boasts an en suite bathroom, a newly added walk-in closet, and direct access to the serene backyard. Imagine enjoying your morning coffee while listening to the cheerful birds in this expansive outdoor space, complete with a jacuzzi, an adorable unfinished storage shed, a dog run, and a dedicated potting/gardening area.

Energy-efficient with owned solar panels, this gem also features a newer HVAC system (2022) and water heater (2020), as well as newer windows. With a little fresh paint, this home will feel brand new!

French Park is just a moment away, or take



advantage of the open space provided by the greenbelt. This property is more than a home; it's a peaceful retreat with ample room for personalization. Don't miss out on this unique opportunity to embrace nature and creativity in a prime location!

Built in 1984

## Essential Information

MLS® #	SC25110862
Price	\$1,130,000
Bedrooms	3
Bathrooms	2.00
Full Baths	2
Square Footage	1,896
Acres	0.16
Year Built	1984
Type	Residential
Sub-Type	Single Family Residence
Status	Closed
Listing Agent	Molly Trapp
Listing Office	Compass

## Community Information

Address	855 Dahlia Lane
Area	SLO - San Luis Obispo
Subdivision	San Luis Obispo(380)
City	San Luis Obispo
County	San Luis Obispo
Zip Code	93401

## Amenities

Amenities	Call for Rules, Management
Utilities	Electricity Connected, Sewer Connected, Water Connected
Parking Spaces	2
Parking	Driveway, Garage Faces Front
# of Garages	2
Garages	Driveway, Garage Faces Front

View	Neighborhood
Pool	None
Security	Carbon Monoxide Detector(s), Smoke Detector(s)

## Exterior

Exterior	Stucco
Lot Description	Cul-De-Sac, Zero Lot Line
Windows	Bay Window(s), Skylight(s)
Roof	Shingle
Construction	Stucco
Foundation	Slab

## Interior

Interior	Laminate
Interior Features	Cathedral Ceiling(s), Separate/Formal Dining Room, Eat-in Kitchen, Bedroom on Main Level, Main Level Primary, Walk-In Closet(s), Solid Surface Counters
Appliances	Dishwasher, Gas Oven, Gas Range, High Efficiency Water Heater, Microwave, Dryer, Washer
Heating	Central, Fireplace(s), Solar
Cooling	Central Air
Fireplace	Yes
Fireplaces	Gas Starter, Living Room
# of Stories	1
Stories	One

## School Information

District	San Luis Coastal Unified
Elementary	Los Ranchos
Middle	Laguna
High	San Luis Obispo

## Additional Information

Date Listed	January 21st, 2025
Days on Market	12
Zoning	R1
Short Sale	N
RE / Bank Owned	N

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