

# **\$1,245,000 - 1620 Alrita Street, San Luis Obispo**

MLS® #SC25144613

**\$1,245,000**

3 Bedroom, 2.00 Bathroom, 1,348 sqft

Residential on 0 Acres

San Luis Obispo(380), San Luis Obispo,

Tastefully remodeled single level home in one of San Luis Obispo's most desirable and well-established neighborhoods. This 3 bedroom, 2 bath home with approximately 1,350 square feet sits on a generous corner lot in the highly sought after banana belt area of town. A permitted expansion into the former breezeway has added approximately 200 square feet of living space and now features a seamless indoor-outdoor flow from the updated eat-in kitchen to the expansive backyard. The spacious kitchen features quartz countertops, newer stainless steel appliances and a generous center island with wine fridge and bar seating. All of this opens directly into the naturally lit living room where you'll find a cozy gas log fireplace and serene views of the surrounding hills and neighborhood. Both bathrooms have been stylishly remodeled and offer maximum functionality. Luxury vinyl plank flooring runs throughout the home, offering durability and warmth. Recent improvements also include an owned 7kW solar system with a Gen 3 powerwall, a new electrical panel and central A/C for year-round comfort. The attached two car garage includes an EV charging station and a roll up door for a pass-thru to the backyard. Outside, the professionally designed and maintained landscaping creates a private, welcoming atmosphere. A generous patio, gardening space and a fire pit seating area invite you to enjoy the best of SLO's outdoor lifestyle. All of this is conveniently



located close to Sinsheimer Park, Sinsheimer Elementary and Terrace Hill Open Space. This turnkey home offers an ideal blend of convenience, charm, and thoughtful upgrades.

Built in 1960

## Essential Information

MLS® #	SC25144613
Price	\$1,245,000
Bedrooms	3
Bathrooms	2.00
Full Baths	1
Square Footage	1,348
Acres	0.15
Year Built	1960
Type	Residential
Sub-Type	Single Family Residence
Status	Closed
Listing Agent	Kate Hendrickson
Listing Office	BHGRE HAVEN PROPERTIES

## Community Information

Address	1620 Alrita Street
Area	SLO - San Luis Obispo
Subdivision	San Luis Obispo(380)
City	San Luis Obispo
County	San Luis Obispo
Zip Code	93401

## Amenities

Parking Spaces	2
Parking	Garage, Driveway
# of Garages	2
Garages	Garage, Driveway
View	Hills, Neighborhood
Pool	None

## Exterior

Lot Description	Corner Lot
Roof	Composition
Foundation	Slab

## Interior

Interior	Carpet, Tile, Vinyl
Interior Features	Breakfast Bar, Breakfast Area, Eat-in Kitchen, Primary Suite
Appliances	Gas Range, Dishwasher, Microwave
Heating	Central
Cooling	Central Air
Fireplace	Yes
Fireplaces	Gas, Living Room
# of Stories	1
Stories	One

## School Information

District	San Luis Coastal Unified
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## Additional Information

Date Listed	June 27th, 2025
Days on Market	23
Zoning	R1
Short Sale	N
RE / Bank Owned	N

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