

# **\$899,000 - 1363 Avenida De Los Arboles, Thousand Oaks**

MLS® #SR25033285

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## **\$899,000**

4 Bedroom, 2.00 Bathroom, 1,854 sqft

Residential on 0 Acres

N/A, Thousand Oaks,

Welcome to this 4-bedroom, 2-bathroom home in the heart of Thousand Oaks, offering a comfortable living space and endless potential!

This home is perfect for those looking to put their personal touch on a well-maintained property with strong bones and major system upgrades already done—including a newer roof, windows, water heater, HVAC system, and updated electrical panel. Plus, the bathrooms feature new plumbing, adding to the home's value and reliability.

The open floor plan creates a seamless flow between the living, dining, and kitchen areas, ideal for entertaining or everyday living. A fantastic bonus room provides extra flexibility—whether you need a home office, gym, playroom, or creative space, this home has room to grow with you.

The primary bedroom features a dual-door walk-in closet, while the additional bedrooms offer flexibility for additional family members, guests, a home office, or extra storage. Step outside to a private backyard with a sparkling pool, perfect for enjoying warm California days.

Located in a top-rated school district, this home offers both comfort and convenience with easy access to parks, shopping, dining, and major freeways. With the big-ticket items already taken care of, all it needs is your vision



to make it truly shine!

Built in 1961

**Essential Information**

MLS® #	SR25033285
Price	\$899,000
Bedrooms	4
Bathrooms	2.00
Full Baths	2
Square Footage	1,854
Acres	0.23
Year Built	1961
Type	Residential
Sub-Type	Single Family Residence
Status	Closed
Listing Agent	Amber Ryland
Listing Office	eXp Realty of California Inc

**Community Information**

Address	1363 Avenida De Los Arboles
Area	TOE - Thousand Oaks East
Subdivision	N/A
City	Thousand Oaks
County	Ventura
Zip Code	91360

**Amenities**

Parking Spaces	2
# of Garages	2
View	None
Has Pool	Yes
Pool	In Ground, Private

**Exterior**

Lot Description	ZeroToOneUnitAcre, Back Yard, Front Yard
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**Interior**

Interior Features	Walk-In Closet(s), Main Level Primary
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Cooling	Central Air
Fireplace	Yes
Fireplaces	Family Room
# of Stories	1
Stories	One

### **School Information**

District	Conejo Valley Unified
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### **Additional Information**

Date Listed	February 12th, 2025
Days on Market	5
Zoning	R1-10
Short Sale	N
RE / Bank Owned	N

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