

# **\$505,000 - 44524 37th Street West, Lancaster**

MLS® #SR25074574

**\$505,000**

3 Bedroom, 2.00 Bathroom, 1,966 sqft

Residential on 0 Acres

N/A, Lancaster,

\*\*SPRING into this charming West Lancaster single-story three-bedroom + two-bath home with \*PAID SOLAR\*! When driving up, you will notice the beautiful curb appeal, beginning with the tastefully designed brick-face columns, the low-maintenance desert landscape, and the inviting front porch perfect for greeting guests or enjoying those nightly sunsets. Exterior block walls, a tile roof, a three-car garage, a soft water system, and a paid solar system are just a few upgrades this home offers. Step inside to appreciate the open floor plan with vaulted ceilings, neutral color carpet, and tile flooring throughout. The spacious formal living room and formal dining room are perfect for entertaining. The kitchen has upgraded stainless steel appliances which include the refrigerator. There is also plenty of storage with multiple cabinets, a walk-in pantry, and an island. The living room has a fireplace with a tile hearth, custom built-in shelving, and a ceiling fan. Spacious bedrooms, all with ceiling fans. The primary bedroom has a large walk-in closet. The guest bathroom has dual vanity sinks and a tub shower enclosure, and the primary bathroom also has dual vanity sinks and a large, recently upgraded stand-alone shower with a bench seat. An indoor laundry room with storage/linen cabinets, a large sink, and a washer/dryer are included in the sale. Entertain your guests or sit quietly and relax in your backyard, which offers a newer vinyl-covered patio and an easy-maintenance



landscape of artificial turf, mature bushes, and a planter wall. This home is located close to schools, shopping, restaurants, and amenities. Make an appointment today to view and appreciate this home and all that it has to offer!

Built in 2004

## Essential Information

MLS® #	SR25074574
Price	\$505,000
Bedrooms	3
Bathrooms	2.00
Full Baths	2
Square Footage	1,966
Acres	0.16
Year Built	2004
Type	Residential
Sub-Type	Single Family Residence
Status	Closed
Listing Agent	Lori Granger
Listing Office	Berkshire Hathaway HomeServices Troth, Realtors

## Community Information

Address	44524 37th Street West
Area	LAC - Lancaster
Subdivision	N/A
City	Lancaster
County	Los Angeles
Zip Code	93536

## Amenities

Parking Spaces	3
# of Garages	3
Pool	None

## Exterior

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

Interior Features	All Bedrooms Down
Heating	Central
Cooling	Central Air
Fireplace	Yes
Fireplaces	Family Room, Gas
# of Stories	1
Stories	One

## School Information

District	See Remarks
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## Additional Information

Date Listed	April 4th, 2025
Days on Market	15
Zoning	LRR7000*
Short Sale	N
RE / Bank Owned	N

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