

# **\$387,770 - 19504 Avenue Of The Oaks # C, Newhall**

MLS® #SR25096868

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## **\$387,770**

2 Bedroom, 2.00 Bathroom, 909 sqft  
Residential on 2 Acres

Friendly Valley (FRV), Newhall,

Discover this beautifully updated corner-unit condo in the desirable Friendly Valley 55+ community – one of Santa Clarita Valley’s most vibrant and active 55 and over neighborhoods. This spacious home offers two generously sized bedrooms and two full bathrooms, along with a large family room, large dining area, and expansive covered patio ideal for relaxing or entertaining. The kitchen has been tastefully remodeled with granite countertops, a farm-style sink, custom cabinetry, tile flooring, and newer appliances. You'll find bamboo wood flooring in the living areas, with plush carpet in the bedrooms and tile in the bathrooms. Both bathrooms feature upgraded vanities with granite counters and custom wood cabinetry; the primary bath includes a walk-in shower. Additional upgrades include newer dual-pane windows, a central A/C system, and a newer water heater. This quiet corner location offers both privacy and a view, while still being close to all the exceptional amenities the community has to offer. Residents enjoy a 24-hour guard-gated entrance, access to a scenic golf course, a pool and spa, a fitness center, clubhouse, library, shuffleboard courts, horseshoe pits, and more – and has a community RV parking area available all in the City of Santa Clarita.

Friendly Valley is more than a home – it's a lifestyle. Come experience resort-style, low-maintenance living in a welcoming and



well-maintained community.

Built in 1974

**Essential Information**

MLS® #	SR25096868
Price	\$387,770
Bedrooms	2
Bathrooms	2.00
Full Baths	2
Square Footage	909
Acres	1.72
Year Built	1974
Type	Residential
Sub-Type	Townhouse
Status	Closed
Listing Agent	Wendy Gundry
Listing Office	RE/MAX of Santa Clarita

**Community Information**

Address	19504 Avenue Of The Oaks # C
Area	NEW4 - Newhall 4
Subdivision	Friendly Valley (FRV)
City	Newhall
County	Los Angeles
Zip Code	91321

**Amenities**

Amenities	Bocce Court, Clubhouse, Fitness Center, Golf Course, Barbecue, Pickleball, Pool, Pet Restrictions, RV Parking, Spa/Hot Tub, Trash, Cable TV, Other Courts
Parking Spaces	4
# of Garages	2
View	Golf Course
Has Pool	Yes
Pool	Association

**Interior**

Interior	Bamboo
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Interior Features	All Bedrooms Down
Heating	Central
Cooling	Central Air
Fireplace	Yes
Fireplaces	See Remarks
# of Stories	1
Stories	One

### **School Information**

District	William S. Hart Union
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### **Additional Information**

Date Listed	May 3rd, 2025
Days on Market	55
Zoning	SCUR3
Short Sale	N
RE / Bank Owned	N

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