

# \$464,990 - 45723 17th Street, Lancaster

MLS® #SR25105293

**\$464,990**

4 Bedroom, 2.00 Bathroom, 1,880 sqft

Residential on 0 Acres

N/A, Lancaster,

West Lancaster Pool Home: Your Single-Story Oasis Welcome to this immaculate 1,880 square foot residence in West Lancaster featuring 4 bedrooms and 2 bathrooms. This move-in ready property showcases elegant tile and laminate flooring throughout, complemented by stylish plantation shutters that adorn every window. The thoughtfully designed single-story floor plan—a highly sought-after layout—offers both convenience and comfort for modern living. The primary bedroom provides a private sliding door that opens directly to the backyard, perfect for those warm summer days when the pool beckons. Speaking of which—the crown jewel of this property is undoubtedly the sparkling pool, creating an atmosphere of perpetual vacation right in your own backyard. Safety conscious families will appreciate the fully fenced yard, which includes a removable pool fence offering flexibility based on your household needs. Location advantages abound with this West Lancaster gem. Enjoy proximity to Rancho Montenegro y Rivera park (less than a mile away), providing green space for outdoor recreation. The Antelope Valley Fair and Event Center is also nearby—close enough for convenience during events, yet far enough to maintain your peaceful surroundings. Transportation is a breeze with easy access to major highways, making commutes efficient while keeping you connected to the broader Antelope Valley region. Why continue searching when your



perfect blend of comfort, recreation, and convenience awaits? This poolside paradise is ready for its new owners!

Built in 1999

## Essential Information

MLS® #	SR25105293
Price	\$464,990
Bedrooms	4
Bathrooms	2.00
Full Baths	2
Square Footage	1,880
Acres	0.13
Year Built	1999
Type	Residential
Sub-Type	Single Family Residence
Status	Closed
Listing Agent	Araceli Sotello
Listing Office	Marro Real Estate, Inc.

## Community Information

Address	45723 17th Street
Area	LAC - Lancaster
Subdivision	N/A
City	Lancaster
County	Los Angeles
Zip Code	93534

## Amenities

Parking Spaces	2
# of Garages	2
View	Neighborhood
Has Pool	Yes
Pool	Private

## Exterior

Lot Description	Rectangular Lot
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## Interior

Interior Features	Bedroom on Main Level, Main Level Primary
Heating	Central
Cooling	Central Air
Fireplace	Yes
Fireplaces	Family Room
# of Stories	1
Stories	One

## School Information

District	Call Listing Office
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## Additional Information

Date Listed	May 12th, 2025
Days on Market	43
Zoning	LRR1*
Short Sale	N
RE / Bank Owned	N

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