

\$395,000 - 44668 13th Street, Lancaster

MLS® #SR25125072

\$395,000

3 Bedroom, 2.00 Bathroom, 1,616 sqft

Residential on 0 Acres

N/A, Lancaster,

Welcome to this charming single-story home features 3 spacious bedrooms, 2 bathrooms, and sits on a generous lot with endless potential. Step into the inviting living room where vaulted ceilings with rich wood beams, a cozy stone fireplace, and large windows create a warm and welcoming space—perfect for entertaining or relaxing. The adjacent kitchen is designed for functionality and charm, boasting ample cabinet storage, tile countertops, and stainless steel appliances, including a gas range and built-in microwave. A large breakfast bar seamlessly connects the kitchen to the dining area, offering plenty of space for hosting friends and family. Enjoy views of the backyard through the large kitchen window, which brings in natural light and makes the space feel bright and open. Outside, the expansive backyard is ready for your vision—ideal for gatherings, gardening, or even future upgrades. Located close to schools, shopping, parks, and easy freeway access, this home is perfect for first-time buyers, investors, or anyone looking for comfort and value in the Antelope Valley. Don't miss your opportunity to make this well-loved home your own!



Built in 1978

Essential Information

| | |
|--------|------------|
| MLS® # | SR25125072 |
| Price | \$395,000 |

| | |
|----------------|-------------------------|
| Bedrooms | 3 |
| Bathrooms | 2.00 |
| Full Baths | 2 |
| Square Footage | 1,616 |
| Acres | 0.16 |
| Year Built | 1978 |
| Type | Residential |
| Sub-Type | Single Family Residence |
| Status | Closed |
| Listing Agent | David Petikyan |
| Listing Office | Luxury Collective |

Community Information

| | |
|-------------|-------------------|
| Address | 44668 13th Street |
| Area | LAC - Lancaster |
| Subdivision | N/A |
| City | Lancaster |
| County | Los Angeles |
| Zip Code | 93535 |

Amenities

| | |
|----------------|---|
| Utilities | Cable Available, Electricity Available, Phone Available, Sewer Available, Water Available |
| Parking Spaces | 2 |
| # of Garages | 2 |
| View | Neighborhood |
| Pool | None |

Exterior

| | |
|-----------------|-----------------------|
| Lot Description | Back Yard, Front Yard |
|-----------------|-----------------------|

Interior

| | |
|-------------------|--|
| Interior Features | All Bedrooms Down, Bedroom on Main Level, Main Level Primary |
| Heating | Central |
| Cooling | Central Air |
| Fireplace | Yes |
| Fireplaces | Living Room |
| # of Stories | 1 |
| Stories | One |

School Information

District Antelope Valley Union

Additional Information

Date Listed June 14th, 2025

Days on Market 17

Zoning LRRA7500*

Short Sale N

RE / Bank Owned N

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