

# \$830,000 - 22914 Cerca Drive, Valencia

MLS® #SR25182278

**\$830,000**

4 Bedroom, 2.00 Bathroom, 1,868 sqft

Residential on 0 Acres

Monteverde (MVRD), Valencia,

Welcome to this beautifully maintained single-story pool home in the heart of Valencia. Offering 4 spacious bedrooms and 2 full bathrooms, this home combines comfort, convenience, and the best of California living. The light-filled living area features an inviting layout perfect for both relaxing and entertaining, while the kitchen offers plenty of counter space and cabinetry for everyday cooking or hosting guests. Step outside to your private backyard retreat, complete with a sparkling built-in vinyl pool—ideal for summer gatherings or a refreshing dip after a long day. The property's single-level design makes daily living easy and accessible, with all bedrooms and living spaces thoughtfully arranged. Located in a sought-after neighborhood close to award-winning schools, parks, shopping, and dining, this home is also just moments from Valencia's renowned paseo walking and biking trails. Best of all, there's no Mello Roos and no HOA, giving you more freedom and lower monthly costs. With its prime location, well-designed floor plan, and inviting outdoor space, this home is ready to welcome its next owner.



Built in 1969

## Essential Information

MLS® # SR25182278

Price \$830,000

Bedrooms	4
Bathrooms	2.00
Full Baths	2
Square Footage	1,868
Acres	0.16
Year Built	1969
Type	Residential
Sub-Type	Single Family Residence
Status	Closed
Listing Agent	Wendy Gundry
Listing Office	RE/MAX of Santa Clarita

## Community Information

Address	22914 Cerca Drive
Area	VALN - Valencia North
Subdivision	Monteverde (MVRD)
City	Valencia
County	Los Angeles
Zip Code	91354

## Amenities

Parking Spaces	2
# of Garages	2
Has Pool	Yes
Pool	In Ground, Private, Vinyl

## Exterior

Lot Description	ZeroToOneUnitAcre
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## Interior

Interior Features	All Bedrooms Down, Bedroom on Main Level, Main Level Primary, Primary Suite
Heating	Central
Cooling	Central Air
Fireplaces	None
# of Stories	1
Stories	One

## School Information

District William S. Hart Union

## Additional Information

Date Listed August 12th, 2025

Days on Market 4

Zoning SCUR2

Short Sale N

RE / Bank Owned N

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