

# **\$349,900 - 19235 Avenue Of The Oaks # C, Newhall**

MLS® #SR25230780

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## **\$349,900**

2 Bedroom, 2.00 Bathroom, 864 sqft

Residential on 6 Acres

Friendly Valley (FRV), Newhall,

Light and bright single-story end unit located in the desirable guard-gated 55+ community of Friendly Valley. This 2 bedroom 2 bathroom home features a spacious floor plan with updated laminate flooring, fresh paint, dual-pane vinyl windows, French doors to the second bedroom, indoor stacked laundry, and a walk-in stand-up shower in the main bathroom. Enjoy a cozy covered patio very close to the clubhouse and guest street parking. Community amenities include a newly refurbished pool and spa, auditorium, clubhouse, exercise room, game room, woodworking and ceramics studios, shuffleboard, horseshoes, basketball, picnic and BBQ areas, lawn bowling, and two golf courses. The HOA covers trash, water, hot water, sewer, building and roof maintenance, landscaping and gardener services, insurance, a special cable TV package, and more. Friendly Valley offers gated entry with 24/7 guard and patrol for comfort and peace of mind.



Built in 1963

## **Essential Information**

MLS® #	SR25230780
Price	\$349,900
Bedrooms	2
Bathrooms	2.00
Full Baths	2

Square Footage	864
Acres	6.46
Year Built	1963
Type	Residential
Sub-Type	Condominium
Status	Closed
Listing Agent	Brian Palmer
Listing Office	RE/MAX Gateway

## Community Information

Address	19235 Avenue Of The Oaks # C
Area	NEW4 - Newhall 4
Subdivision	Friendly Valley (FRV)
City	Newhall
County	Los Angeles
Zip Code	91321

## Amenities

Amenities	Clubhouse, Fitness Center, Golf Course, Maintenance Grounds, Game Room, Meeting/Banquet/Party Room, Maintenance Front Yard, Outdoor Cooking Area, Other Courts, Picnic Area, Playground, Pickleball, Pool, Pet Restrictions, Pets Allowed, Guard, Spa/Hot Tub, Security, Trash, Utilities
Parking Spaces	2
View	Park/Greenbelt
Has Pool	Yes
Pool	Community, Association

## Exterior

Lot Description	Close to Clubhouse
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## Interior

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

## School Information

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

Date Listed	October 2nd, 2025
Days on Market	9
Short Sale	N
RE / Bank Owned	N

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