

\$800,000 - 1876 Duncan, Simi Valley

MLS® #SR25246185

\$800,000

3 Bedroom, 2.00 Bathroom, 1,300 sqft

Residential on 0 Acres

N/A, Simi Valley,

A rare opportunity in Simi Valley's RVH zoning district—perfect for investors, developers, or homeowners seeking versatility! This charming single-story home sits on an oversized lot with Residential Very High Density zoning (20.1—35.0 units/acre), allowing for future multi-unit potential. The property includes two garages (one detached with sub panel & plumbing), ample RV parking with dump station, and room for 10+ vehicles. Sustainable features include 26 panel Sun Run solar and a Tesla backup battery. The home offers 3 bedrooms, 2 baths, a remodeled guest bath, vaulted ceilings, granite kitchen counters, copper plumbing and a spacious enclosed breezeway—ideal as a walk-in pantry or bonus room. Enjoy a convenient lifestyle just steps from shops, cafes, and restaurants—this property blends comfort, functionality, and exceptional redevelopment potential. Opportunities like this don't come around often, book your showing today!

This house due to the zoning, includes special financing incentives. Call for further details.



Built in 1960

Essential Information

MLS® #	SR25246185
Price	\$800,000
Bedrooms	3

Bathrooms	2.00
Full Baths	1
Half Baths	1
Square Footage	1,300
Acres	0.21
Year Built	1960
Type	Residential
Sub-Type	Single Family Residence
Status	Closed
Listing Agent	Scott Post
Listing Office	Rodeo Realty

Community Information

Address	1876 Duncan
Area	SVC - Central Simi
Subdivision	N/A
City	Simi Valley
County	Ventura
Zip Code	93065

Amenities

Utilities	Electricity Connected, Natural Gas Connected, Sewer Connected, Water Connected
Parking Spaces	12
Parking	Door-Multi, Door-Single, Garage, Oversized, RV Access/Parking
# of Garages	4
Garages	Door-Multi, Door-Single, Garage, Oversized, RV Access/Parking
View	Neighborhood
Pool	None

Exterior

Lot Description	Lawn
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Interior

Interior Features	Cathedral Ceiling(s), Separate/Formal Dining Room, All Bedrooms Down, Walk-In Closet(s), Walk-In Pantry
Appliances	Gas Oven, Gas Range
Heating	Ductless, Heat Pump
Cooling	Ductless

Fireplace	Yes
Fireplaces	Living Room
# of Stories	1
Stories	One

School Information

District	Simi Valley Unified
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Additional Information

Date Listed	October 23rd, 2025
Days on Market	8
Short Sale	N
RE / Bank Owned	N

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