

# **\$1,199,999 - 307 Palm Canyon Drive, Vista**

MLS® #SW25148222

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**\$1,199,999**

6 Bedroom, 4.00 Bathroom, 2,734 sqft  
Residential on 0 Acres

Vista, Vista,

Welcome to this beautifully upgraded and meticulously maintained 6-bedroom, 4-bathroom POOL home that offers the perfect blend of comfort, style, and functionality—ideal for large or multi-generational living. Flooded with natural light, this spacious home features two primary suites, four bedrooms with walk-in closets, and a convenient main-level bedroom with a full bath, perfect for guests or a home office. The newly remodeled kitchen shines with stainless steel appliances, all of which stay—including the refrigerator, washer, and dryer. Enjoy luxury LVP flooring, an updated fireplace, and plantation shutters in the formal living and dining areas. Step outside to a generous backyard and side yard with RV/ BOAT PARKING, a Tuff Shed equipped with electrical, and multiple areas for entertaining. Unwind by the sparkling pool or take in the breathtaking sunset views from the upstairs front balcony—on clear days, you can even see the ocean. Thoughtful touches include exterior hose bibs and electrical outlets throughout, all within a quiet, well-kept neighborhood with friendly neighbors. With easy access to the 78, 5, and 15 freeways and just minutes from Costco, dining, and shopping, this move-in-ready home truly has it all. Select furniture may be available for purchase—come see everything this exceptional Vista property has to offer!



Built in 2003

## Essential Information

MLS® #	SW25148222
Price	\$1,199,999
Bedrooms	6
Bathrooms	4.00
Full Baths	4
Square Footage	2,734
Acres	0.35
Year Built	2003
Type	Residential
Sub-Type	Single Family Residence
Style	Contemporary, Modern
Status	Closed
Listing Agent	Lorie Anne Auer
Listing Office	eXp Realty of California, Inc.

## Community Information

Address	307 Palm Canyon Drive
Area	92083 - Vista
Subdivision	Vista
City	Vista
County	San Diego
Zip Code	92083

## Amenities

Utilities	Cable Connected, Electricity Connected, Natural Gas Connected, Sewer Connected, Water Connected
Parking Spaces	2
Parking	Direct Access, Garage Faces Front, Garage, Garage Door Opener, Paved, RV Access/Parking
# of Garages	2
Garages	Direct Access, Garage Faces Front, Garage, Garage Door Opener, Paved, RV Access/Parking
View	Hills, Ocean, Pool
Has Pool	Yes
Pool	In Ground, Private
Security	Smoke Detector(s)

## Exterior

Exterior	Stucco
Lot Description	Back Yard, Front Yard
Windows	Custom Covering(s), Shutters
Roof	Tile
Construction	Stucco
Foundation	Slab

## Interior

Interior	Vinyl
Interior Features	Crown Molding, Separate/Formal Dining Room, Bedroom on Main Level, Primary Suite, Walk-In Closet(s), Breakfast Bar, Ceiling Fan(s), Granite Counters, High Ceilings, Pantry, Quartz Counters, Walk-In Pantry
Appliances	Dishwasher, Gas Oven, Gas Range, Gas Water Heater, Microwave, Refrigerator, Gas Cooktop
Heating	Central
Cooling	None
Fireplace	Yes
Fireplaces	Living Room, Gas
# of Stories	2
Stories	Two

## School Information

District	Vista Unified
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## Additional Information

Date Listed	June 24th, 2025
Days on Market	21
Zoning	R1
Short Sale	N
RE / Bank Owned	N

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