

\$1,295,000 - 456 Avocado Place, Camarillo

MLS® #V1-31763

\$1,295,000

4 Bedroom, 2.00 Bathroom, 1,952 sqft
Residential on 1 Acres

Las Posas Estates 7 - 0437, Camarillo,

Welcome to 456 Avocado Place, an exceptionally well-maintained Classic California Ranch in the coveted Las Posas Estates. Move-in ready yet brimming with opportunity, this property sits on a generous, mostly flat 3/4-acre lot--ideal for those seeking privacy and a space to create your perfect compound. The home's warm original woodwork reflects the timeless charm of the California Ranch era, while thoughtful updates provide modern comfort. Both bathrooms have been completely renovated, and the refreshed kitchen features granite counters, brand-new appliances, and large windows that flood the space with natural light. The versatile floor plan offers four generously sized bedrooms, each with large windows and full-size closets, plus a bright, inviting living area where sliders connect seamlessly to the poolside backyard--creating an effortless indoor-outdoor flow perfect for gatherings large or small. The expanded garage includes a laundry and mudroom, plus a flexible bonus space perfect for an office, craft room, or gaming lounge. Outdoor living shines here--two large side yards provide multiple buildable areas, and the backyard features a classic pool as a stunning focal point, visible from the main living areas through the expansive sliders. It's rare to find a home in the Estates that is this well cared for, truly move-in ready, and offering such incredible potential--whether you envision creating a luxury estate, a multi-generational compound, or simply enjoying the serenity of



this classic ranch as it is. Unbeatable location for work, play, and relaxation: from serene coastal days to city nights, you're just 20 minutes to the beach and an hour to Santa Barbara or Los Angeles.

Built in 1962

Essential Information

MLS® #	V1-31763
Price	\$1,295,000
Bedrooms	4
Bathrooms	2.00
Full Baths	1
Square Footage	1,952
Acres	0.76
Year Built	1962
Type	Residential
Sub-Type	Single Family Residence
Style	Ranch
Status	Closed
Listing Agent	Joanne Carolan
Listing Office	RE/MAX Gold Coast REALTORS

Community Information

Address	456 Avocado Place
Area	VC43 - Las Posas Estates
Subdivision	Las Posas Estates 7 - 0437
City	Camarillo
County	Ventura
Zip Code	93010

Amenities

Utilities	Sewer Not Available
Parking Spaces	1
Parking	Door-Single, Garage, Circular Driveway, Converted Garage
# of Garages	1
Garages	Door-Single, Garage, Circular Driveway, Converted Garage
View	None

Has Pool	Yes
Pool	Gunite, In Ground, See Remarks

Exterior

Exterior	Stucco, Shingle Siding, Stone
Lot Description	ZeroToOneUnitAcre, Sprinklers Timer, Sprinkler System, Sprinklers Manual
Roof	Concrete
Construction	Stucco, Shingle Siding, Stone
Foundation	Slab

Interior

Interior	Carpet, Tile
Interior Features	Separate/Formal Dining Room, Eat-in Kitchen, Granite Counters, All Bedrooms Down, Primary Suite
Appliances	Dishwasher, Electric Oven, Gas Water Heater, Microwave, Convection Oven, Electric Range, Water Purifier
Heating	Central
Cooling	None
Fireplace	Yes
Fireplaces	Living Room, Dining Room
# of Stories	1
Stories	One

School Information

High	Rio Mesa
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Additional Information

Date Listed	August 13th, 2025
Days on Market	23
Short Sale	N
RE / Bank Owned	N

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