

**Detached**MLS #: **250029993**APN: **2930308900**Addr: **16725 Harrison Park Trail**City, St: **Julian, CA** Zip: **92036**Status: **ACTIVE**Short Sale: **No**

COE Date:

List Price: **\$849,000**Orig Price: **\$889,000**

Sold Price:

List Date: **6/9/2025** LP/SqFt: **212.46**Mod Date: **7/10/2025** SP/SqFt:DOMLS **31**MT **31**

Bedrooms: 4	Full Baths: 3
Optional B... 1	Half Bath... 0
Total: 5	Total: 3

Est. SqFt: **3,996** Year Built: **2009**Community: **JULIAN**Neighborhood: **Harrison Park**

Complex:

SA Restrict: **N/K**

View:

Pool: **N/K**

Parking Garage Spaces: 2
Parking Non-Garaged Spaces: 4
Parking Spaces Total: 6
Parking Garage: Attached
Non-Garage Details: Driveway, Shared Driveway
RV Parking:

Listing Type: **ER**

Patio:

Pets: **Yes**Age Restrictions: **NK**Stories: **2 Story**MandRem **None Known****Virtual Tour****Start Showin...****REMARKS AND SHOWING INFO**

Large family home sitting on 5 acres with endless possibilities. The lower level offers a beautiful floor plan with the kitchen, living and dining rooms, 3 bedrooms, 2 bathrooms, and an office, while the upper level also offers an extra living space with a 2nd master bedroom and bathroom. Plenty of room to bring the extended family, animals, and toys. Newer construction, hardy back siding, dual pane windows and dual forced air, updated appliances, whole house back-up generator, and a solar lease are just a few things that bring peace of mind and minimal maintenance. The back deck has a wonderful west facing view overlooking an historical picturesque view.

Conf. Remarks: **Solar lease to be assumed by buyer.**

Cross Streets: **Oak Way, Iron Springs Rd**

Map Code:

Directions To Property:

Showing: **Call/Text Listing Agent.**Occupied: **Vacant**

Occupant:

Occupant Ph...

Lockbox: **Yes**Listing Agent: **Kamisha B Greene - 760-419-3101**Agent DRE Lic#: **01962367**

2nd Agent:

Broker ID: **8735**

Broker DRE Lic...

Listing Office: **FHL Realty, Inc. - Office: 760-419-3101**

Off Market Date:

Close of Escrow:

Financing:

Concessio...

Selling Agent:

Selling DRE License#

Selling Office:

Sale Price:

Exp Date: **12/9/2025**

Wtr Dist:

High School URL **Julian Union High School District**

Equipment

Dishwasher, Built In Range, Propane Cooking

HO Fees Includ...

Home Owner F... **0.00**Other Fees: **0.00**CFD/Mello-Roos: **0.00**Total Monthly Fees: **0**

HOA:

HOA Phone:

Prop Mgmt Co:

Prop Mgmt Ph:

Est. % Owner Occu...

Terms: **Cash, Conventional, FHA, VA**Cooling: **Central Forced Air**Heat Source: **Propane**Heat Equip: **Forced Air Unit**

Fireplace Loc:

Fireplaces(s):

Living Room: 21x14	Primary BR: 15x14
Dining Room: 14x11	Bedroom 2: 14x11
Family Room: 22x14	Bedroom 3: 11x11
Kitchen: 15x11	Bedroom 4: 19x17
Breakfast Area: 8x12	Bedroom 5:
Extra Room 1: 33x29	Extra Room 3:
Extra Room 2:	

SqFt Source: **Public Records**Lot Size: **4+ to 10 AC** #Acr... **5....**Lot Size Source: **City/County R...**

Units/Building:

Lot SqFt Approx:

Units/Complex:

Laundry Locatio... **Laundry Room**

Elevator:

Sewer/Septic: **Septic Installed**

Stories in Buildi...



Information is believed to be accurate, but shall not be relied on without verification. Square footage, lot size, room size dimensions should be considered approximate. Some properties may be sold as-is. Please be advised there may be additional disclaimers and disclosures attached to this listing that are available to Participants and

Provided By:
Kamisha B Greene

DRE Lic.#: CA
01962367

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