

\$375,000 - 6721 Vivienda Lane, Citrus Heights

MLS® #224026237

\$375,000

3 Bedroom, 2.00 Bathroom, 1,241 sqft
Residential on 0.07 Acres

Crosswoods East, Citrus Heights, CA

Discover this desirable 3-bedroom, single-story townhome nestled in a quiet cul-de-sac within the sought-after Crosswoods East community! This serene neighborhood boasts a well-kept environment, abundant mature trees, scenic walking paths, and a glistening pool to cool off during those warm summer months. Step inside to find a spacious open floor plan, perfect for relaxation and gatherings, complemented by brick fireplace to warm those chilly winter evenings. The kitchen offers ample cabinet and counter space plus a breakfast bar, all opening to the dining area, making it ideal for hosting. Enjoy the convenience of indoor/outdoor living with direct access to the backyard from the dining area. Additionally, this home is equipped with an attached 2-car garage. Surrounded by trees, greenbelts, and walking trails, you'll enjoy a tranquil escape from the daily hustle and bustle, yet remain conveniently close to a wide array of shopping and dining options, parks, schools, and easy access to Hwy 80. This home is awaiting your personal touch and a little TLC to transform it into your dream space.



Built in 1979

Essential Information

MLS® #	224026237
Sale Price	\$365,000
Listed Price	\$375,000

Bedrooms	3
Bathrooms	2.00
Full Baths	1
Half Baths	1
Square Footage	1,241
Acres	0.07
Year Built	1979
Type	Residential
Sub-Type	Townhouse
Style	Other
Status	Closed

Community Information

Address	6721 Vivienda Lane
Area	10621
Subdivision	Crosswoods East
City	Citrus Heights
County	Sacramento
State	CA
Zip Code	95621-4330

Amenities

Utilities	Cable Available,Cable Connected,Public,Internet Available,Natural Gas Connected
Parking	Attached,Garage Door Opener,Garage Facing Front
# of Garages	2
Has Pool	Yes
Pool	Common Facility

Interior

Appliances	Free Standing Refrigerator,Gas Water Heater,Dishwasher,Disposal,Free Standing Electric Oven,Free Standing Electric Range
Heating	Central,Fireplace(s),Gas
Cooling	Ceiling Fan(s),Central
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Brick,Living Room,Gas Log

Exterior

Lot Description	Auto Sprinkler F&R,Cul-De-Sac,Greenbelt,Landscape Back,Landscape Front
Roof	Shingle,Composition
Construction	Frame,Wood
Foundation	Slab

School Information

District	San Juan Unified
Elementary	San Juan Unified
Middle	San Juan Unified
High	San Juan Unified

Lot Information

Septic Fields	In & Connected,Public Sewer
Water	Public

Additional Information

Date Sold	April 24th, 2024
Zoning	RDSPD
HOA Fees	460
HOA Fees Freq.	Monthly

Listing Details

Listing Office	Redfin Corporation
----------------	--------------------

By searching you agree to the Terms of Use.

MetroList All measurements and all calculations of area (i.e., Sq Ft and Acreage) are approximate. Broker has represented to MetroList that Broker has a valid listing signed by seller authorizing placement in the MLS. Above information is provided by Seller and/or other sources and has not been verified by Broker. Copyright 2024 MetroList Services, Inc.

Listings marked with V* indicate the seller is willing to entertain offers within a Listing Price range. For example, a Price of \$140,000-\$170,000 indicates the seller will entertain offers from \$140,000 to \$170,000.

Listing information last updated on May 18th, 2024 at 8:02am PDT

[Terms of Use.](#)