

\$1,395,000 - 764-766 N Grape St, Escondido

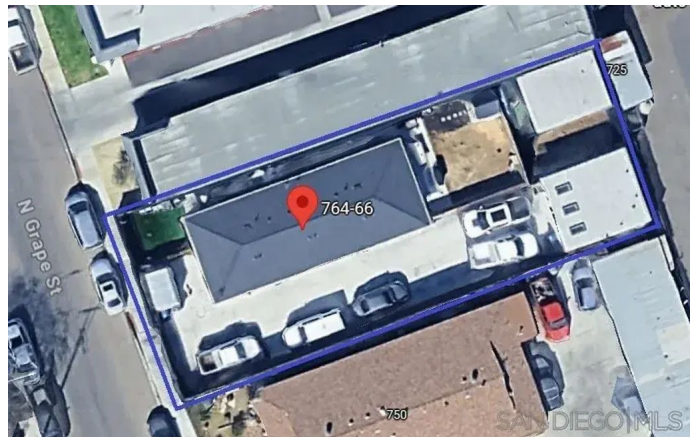
MLS® #260010981

\$1,395,000

4 Bedroom, 4.00 Bathroom,
Residential Income on 0.17 Acres

Escondido, Escondido, CA

This is the one! Beautifully rebuilt and extensively remodeled with upscale finishes and major system upgrades throughout. Rebuilt by the builder for himself in 2021-2023, this property offers far more than cosmetic improvements with new electrical wiring, new water supply lines, new sewer lines including under-slab plumbing, new roofs, new kitchen cabinetry and appliances, new bathroom cabinetry and fixtures, and even beautifully finished curbless showers. The property consists of two 2 bed/1 bath units, one large studio, and one junior studio, creating exceptional flexibility for investors, multigenerational living, or a family compound setup. Three of the four units feature their own stacked washer/dryer. Each unit also includes off-street parking, separate fenced outdoor space, and remote gated access to the property. Designed with durability, functionality, and ease of maintenance in mind, this is a rare opportunity to acquire a turnkey multi-unit property where the heavy lifting has already been completed. Must see in person to appreciate the quality of workmanship and thoughtful improvements throughout. Located just minutes from vibrant Downtown Escondido, residents can enjoy a growing mix of restaurants, coffee shops, breweries, wine bars, boutiques, and local events that continue to energize the area. Friday night cruising on Grand Avenue remains a longtime local tradition, bringing classic cars and community activity into the



heart of downtown. This location offers both convenience and authentic neighborhood feel that continues to attract renters & owner-occupied.

Built in 1985

Essential Information

MLS® #	260010981
Price	\$1,395,000
Bedrooms	4
Bathrooms	4.00
Full Baths	4
Acres	0.17
Year Built	1985
Type	Residential Income
Sub-Type	Res Income 2-4 Units
Status	Active

Community Information

Address	764-766 N Grape St
Area	ESCONDIDO (92025)
Subdivision	Escondido
City	Escondido
County	San Diego
State	CA
Zip Code	92025

Amenities

Utilities	Sewer Connected
View	N/K
Pool	N/K

Interior

Heating	Forced Air Unit
Cooling	Heat Pump(s),Wall/Window
Fireplace	Yes
Stories	1 Story

Exterior

Lot Description	Public Street,Sidewalks,Street Paved
Roof	Composition,Rolled/Hot Mop
Construction	Stucco

Fees

Other Fees	\$0
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Additional Information

Date Listed	May 7th, 2026
Days on Market	94
Listing Office	Achievers Realty, Inc

Listing Details

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Listing information last updated on September 21st, 2026 at 8:24am PDT