

\$445,000 - 8975 Lawrence Welk Dr 141, Escondido

MLS® #NDP2607624

\$445,000

2 Bedroom, 2.00 Bathroom, 1,311 sqft

Residential on 128.75 Acres

Champagne Village, Escondido, CA

Beautiful views, refreshed interiors, and land-owned 55+ living in one of North San Diego Countys most desirable active adult communities. Welcome to Champagne Village, where this well-positioned home enjoys golf course, mountain, and surrounding hillside views that truly set it apart. Inside, the light-filled floor plan has been refreshed with new light fixtures, updated electrical switches/outlets, refreshed cabinetry, new stove and microwave... creating a clean and inviting feel throughout. A California room provides additional flexible space to relax, entertain, or enjoy as a hobby or sitting room. Step outside to the covered outdoor patio and take in the panoramic views and incredible San Diego weather, with a cul-de-sac location adding to the appeal. Best of all, you OWN THE LAND with no space rent. Champagne Village is a guard-gated 55+ community offering an impressive array of amenities, including a pool and spa, clubhouse, fitness center, pickleball and tennis courts, bocce ball, dog park, RV parking, golf practice area, and a full calendar of activities and social opportunities. Conveniently located in North Escondido with easy access to shopping, dining, recreation, and nearby communities. Offered at \$445,000, this is an exceptional opportunity to enjoy the Champagne Village lifestyle with views that make this home truly stand out.

Built in 1968



Essential Information

MLS® #	NDP2607624
Price	\$445,000
Bedrooms	2
Bathrooms	2.00
Full Baths	2
Square Footage	1,311
Acres	128.75
Year Built	1968
Type	Residential
Sub-Type	Manufactured Home
Status	Pending

Community Information

Address	8975 Lawrence Welk Dr 141
Area	ESCONDIDO (92026)
Subdivision	Champagne Village
City	Escondido
County	San Diego
State	CA
Zip Code	92026

Amenities

Parking Spaces	2
View	Golf Course,Mountains/Hills
Has Pool	Yes
Pool	Community/Common

Interior

Appliances	Dishwasher,Disposal,Dryer,Microwave,Refrigerator,Washer,Gas Range
Heating	Forced Air Unit
Cooling	Central Forced Air
Fireplaces	N/K
# of Stories	1
Stories	1 Story

Exterior

Lot Description	Cul-De-Sac
Roof	Shingle

School Information

District Escondido Union High School Dist

Fees

HOA Fees \$393
HOA Frequency Monthly
Total Fees \$393

Additional Information

Date Listed August 13th, 2026
Days on Market 4
Zoning R-1
Listing Office LPT Realty

Listing Details

Listing Office LPT Realty

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