

\$525,000 - 34613 Arrapahoe Pl, Julian

MLS® #260017169

\$525,000

2 Bedroom, 2.00 Bathroom, 1,122 sqft

Residential

Lake Cuyamaca, Julian, CA

Tucked into the oaks on Cuyamaca Mountain, this 2-bedroom, 2-bath mountain home is the Julian retreat you've been picturing. Set on 0.30 it offers the kind of quiet, tree-canopied privacy that's hard to find. Inside, vaulted ceilings and a warm, inviting layout make the home feel open and airy, while a wood-burning stove anchors the living space—perfect for cool mountain evenings and first snowfalls. A versatile loft adds flexible room for a home office, reading nook, or primary bedroom. Step out onto the rear deck, nestled right in the trees, where morning coffee comes with birdsong and dappled light. It's a natural spot to unwind and take in the seasons. Located in the heart of Julian's back country, you're minutes from historic downtown Julian—known for its apple pie, wineries, and small-town charm—with hiking, Lake Cuyamaca, and Cuyamaca Rancho State Park just around the corner. Whether you're after a full-time mountain residence or a weekend getaway, this is a rare chance to own a slice of Julian's forested beauty. Come see it for yourself.

Built in 1985

Essential Information

MLS® # 260017169

Price \$525,000

Bedrooms 2



Bathrooms	2.00
Full Baths	2
Square Footage	1,122
Year Built	1985
Type	Residential
Sub-Type	Detached
Style	Custom Built
Status	Pending

Community Information

Address	34613 Arrapahoe Pl
Area	JULIAN (92036)
Subdivision	Lake Cuyamaca
City	Julian
County	San Diego
State	CA
Zip Code	92036

Amenities

Utilities	Electricity Connected,Propane,Water Connected
Parking Spaces	2
Parking	None Known
View	Trees/Woods
Pool	N/K

Interior

Interior Features	Balcony,Bathtub,Beamed Ceilings,Ceiling Fan,Granite Counters,Open Floor Plan,Shower in Tub,Unfurnished,Cathedral-Vaulted Ceiling,Kitchen Open to Family Rm
Appliances	Dryer,Range/Oven,Refrigerator,Washer,Propane Stove
Heating	Wall/Gravity,Wood Stove
Cooling	N/K
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Wood Stove Insert
Stories	2 Story

Exterior

Lot Description	Street Paved
-----------------	--------------

Roof	Composition
Construction	Wood

School Information

District	Julian Union High School Distric
----------	----------------------------------

Fees

Other Fees	\$0
------------	-----

Additional Information

Date Listed	July 14th, 2026
Days on Market	35
Zoning	R-1
Listing Office	eXp Realty of Southern CA

Listing Details

Listing Office	eXp Realty of Southern CA
----------------	---------------------------

This information is deemed reliable but not guaranteed. You should rely on this information only to decide whether or not to further investigate a particular property. BEFORE MAKING ANY OTHER DECISION, YOU SHOULD PERSONALLY INVESTIGATE THE FACTS (e.g. square footage and lot size) with the assistance of an appropriate professional. You may use this information only to identify properties you may be interested in investigating further. All uses except for personal, non-commercial use in accordance with the foregoing purpose are prohibited. Redistribution or copying of this information, any photographs or video tours is strictly prohibited. This information is derived from the Internet Data Exchange (IDX) service provided by San Diego MLS®. Displayed property listings may be held by a brokerage firm other than the broker and/or agent responsible for this display. The information and any photographs and video tours and the compilation from which they are derived is protected by copyright. Compilation© 2026 San Diego MLS®, Inc

Listing information last updated on September 13th, 2026 at 1:54am PDT