

# \$2,699,000 - 11256 Sherrard Way, San Diego

MLS® #PTP2606813

**\$2,699,000**

5 Bedroom, 4.00 Bathroom, 3,498 sqft

Residential on 0.34 Acres

Scripps Ranch, San Diego, CA

Welcome to 11256 Sherrard Way, an exceptional 5-bedroom, 4-bathroom Scripps Ranch home offering approximately 3,498 square feet of living space on a private .34-acre cul-de-sac lot in the highly desirable Lakepoint neighborhood. Designed for both comfortable everyday living and entertaining, this spacious home features soaring cathedral ceilings, an open and inviting floor plan, and a highly desirable downstairs bedroom and full bathroom ideal for guests, extended family, or a private home office. The gourmet kitchen is beautifully appointed with quartz countertops, a generous walk-in pantry, and a brand-new commercial-style refrigerator. For even more storage, the KitchenAid refrigerator located in the garage will also convey with the property. The home has continued to be thoughtfully improved, including two recently and completely renovated bathrooms, adding a fresh and modern touch to the interior. Upstairs, the expansive primary suite offers its own private balcony, spacious walk-in closet, and additional storage, creating a comfortable retreat. Step outside into a backyard made for the Southern California lifestyle. Enjoy the private pool and spa, elevated patio and large turf area, with plenty of room for entertaining, relaxing, and enjoying San Diego's beautiful weather. Additional highlights include OWNED SOLAR, a 3-car attached garage, generous driveway parking, multiple fireplaces, and access to neighborhood trails leading toward Lake Miramar. Located in the heart of Scripps



Ranch, with convenient access to shopping,  
dining, schools, recreation and freeways,  
11256

Built in 1997

**Essential Information**

|                |             |
|----------------|-------------|
| MLS® #         | PTP2606813  |
| Price          | \$2,699,000 |
| Bedrooms       | 5           |
| Bathrooms      | 4.00        |
| Full Baths     | 4           |
| Square Footage | 3,498       |
| Acres          | 0.34        |
| Year Built     | 1997        |
| Type           | Residential |
| Sub-Type       | Detached    |
| Status         | Active      |

**Community Information**

|             |                         |
|-------------|-------------------------|
| Address     | 11256 Sherrard Way      |
| Area        | SCRIPPS MIRAMAR (92131) |
| Subdivision | Scripps Ranch           |
| City        | San Diego               |
| County      | San Diego               |
| State       | CA                      |
| Zip Code    | 92131                   |

**Amenities**

|                |                     |
|----------------|---------------------|
| Parking Spaces | 6                   |
| # of Garages   | 3                   |
| View           | Neighborhood        |
| Has Pool       | Yes                 |
| Pool           | Below Ground,Heated |

**Interior**

|            |                                     |
|------------|-------------------------------------|
| Cooling    | Central Forced Air                  |
| Fireplace  | Yes                                 |
| Fireplaces | FP in Family Room,FP in Living Room |

|              |         |
|--------------|---------|
| # of Stories | 2       |
| Stories      | 2 Story |

## Exterior

|                 |           |
|-----------------|-----------|
| Lot Description | Sidewalks |
|-----------------|-----------|

## School Information

|          |                                  |
|----------|----------------------------------|
| District | San Diego Unified School Distric |
|----------|----------------------------------|

## Fees

|               |         |
|---------------|---------|
| HOA Fees      | \$45    |
| HOA Frequency | Monthly |
| Total Fees    | \$45    |

## Additional Information

|                |                     |
|----------------|---------------------|
| Date Listed    | September 8th, 2026 |
| Days on Market | 2                   |
| Zoning         | R-1:SINGLE          |
| Listing Office | Real Broker         |

## Listing Details

|                |             |
|----------------|-------------|
| Listing Office | Real Broker |
|----------------|-------------|

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 12:09pm PDT