

\$1,150,000 - 2870 N Twin Oaks Valley Road, San Marcos

MLS® #NDP2605716

\$1,150,000

4 Bedroom, 3.00 Bathroom, 1,808 sqft

Residential on 0.97 Acres

N/A, San Marcos, CA

Tucked among the trees and perched above a picturesque valley, this one-of-a-kind custom home offers a lifestyle that feels worlds away from the ordinary. Sweeping 180-degree views of hills, mature trees, and open skies create a sense of peace and privacy rarely found so close to modern conveniences. Designed and thoughtfully expanded over several decades, the home embraces its natural surroundings at every turn. Warm wood finishes, natural stone boulders, indoor planters, and expansive windows blur the line between indoors and out, creating a living experience that feels connected to nature. Split-level living spaces provide both character and privacy, while the main living area opens to an expansive view deck. Set on nearly one acre with established fruit trees, a chicken coop, workshop, storage shed, tree swing, trampoline, above-ground spa, sauna, and generous outdoor living spaces invite a slower, more intentional way of life. The primary suite offers a truly unique escape, complete with a private balcony and outdoor clawfoot soaking tub and shower where you can unwind beneath the sun, moon, or stars. An attached ** GUEST HOUSE ** featuring its own kitchen, living room, bathroom, 2 bedrooms and mini-split heating and cooling provides exceptional flexibility for multigenerational living, guest accommodations or rental income. Additional highlights include * OWNED SOLAR * installed in 2023, ample space for RV and boat parking, and a location surrounded by equestrian



facilities and riding trails. Septic, Propane, City Water. With no HOA, no Mello-Roos, and nearly an acre

Built in 1965

Essential Information

MLS® #	NDP2605716
Price	\$1,150,000
Bedrooms	4
Bathrooms	3.00
Full Baths	3
Square Footage	1,808
Acres	0.97
Year Built	1965
Type	Residential
Sub-Type	Detached
Status	Active Under Contract

Community Information

Address	2870 N Twin Oaks Valley Road
Area	SAN MARCOS (92069)
Subdivision	N/A
City	San Marcos
County	San Diego
State	CA
Zip Code	92069

Amenities

Amenities	Horse Trails
Utilities	Propane
Parking Spaces	10
View	Mountains/Hills,Panoramic
Pool	N/K

Interior

Appliances	Dryer,Washer
Heating	Fireplace
Cooling	Other/Remarks

Fireplace	Yes
Fireplaces	FP in Living Room,Free Standing
# of Stories	2
Stories	Split Level

School Information

District	San Marcos Unified School Distri
----------	----------------------------------

Additional Information

Date Listed	June 15th, 2026
Days on Market	92
Zoning	A70
Listing Office	Compass

Listing Details

Listing Office	Compass
----------------	---------

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 9:55am PDT