

\$659,000 - 1722 Promenade, Vista

MLS® #OC26166077

\$659,000

3 Bedroom, 3.00 Bathroom, 1,185 sqft
Residential on 0.06 Acres

California Villas, Vista, CA

Welcome to 1722 Promenade Circle a beautifully maintained 3-bedroom, 2.5-bathroom townhome nestled in the highly desirable gated community of California Villas. This bright and spacious home offers a thoughtfully designed living space and plenty of natural light throughout. The kitchen, complete with quartz countertops and a breakfast bar is perfect for casual dining or entertaining. Spacious living room with a cozy fireplace adorned with fire glass. New washer in 2026, new dryer, replaced weathered exterior wood work and installed new HVAC ductwork in 2025. All water supply lines to concrete foundation rerouted to prevent slab leaks. Fire sprinkler system upgraded for code compliance 2026. A private backyard patio is ideal for relaxing or enjoying warm Southern California evenings. Residents can enjoy a community park, playground, basketball hoop and walking trail. Located just minutes from downtown Vista Village, breweries, restaurants, shopping, The Wave waterpark and schools, and with easy access to HWY 78 and the beaches of Carlsbad and Oceanside, this home offers the perfect blend of suburban tranquility and urban convenience.

Built in 1989

Essential Information

MLS® #	OC26166077
Price	\$659,000



Bedrooms	3
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,185
Acres	0.06
Year Built	1989
Type	Residential
Sub-Type	Townhome
Style	Mediterranean/Spanish
Status	Active

Community Information

Address	1722 Promenade
Area	VISTA (92083)
Subdivision	California Villas
City	Vista
County	San Diego
State	CA
Zip Code	92083

Amenities

Utilities	Cable Available,Electricity Connected,Natural Gas Connected,Phone Available,Sewer Connected,Water Connected
Parking Spaces	2
Parking	Garage
# of Garages	2
View	N/K
Pool	N/K

Interior

Appliances	Dishwasher,Disposal,Dryer,Refrigerator,Washer,Gas Oven,Gas Stove
Heating	Forced Air Unit
Cooling	N/K
Fireplace	Yes
Fireplaces	FP in Family Room
# of Stories	2
Stories	2 Story

Exterior

Lot Description	Sidewalks
Roof	Spanish Tile
Construction	Stucco

School Information

District	Vista Unified School District
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Fees

HOA Fees	\$462
HOA Frequency	Monthly
Mello Roos	\$775
Total Fees	\$526

Additional Information

Date Listed	July 30th, 2026
Days on Market	44
Listing Office	Dedicated Property Management

Listing Details

Listing Office	Dedicated Property Management
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