



**\$299,000**

- Land
- Active



## **OAK DRIVE, VISTA, CA,**

<https://kellycrews.com>

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### **General Info**



**Zoning Description:** R1 - One Primary Home, One Auxiliary Dwelling Unit (up to 1200sf/conditional) and One Junior Auxiliary Dwelling Unit (650sf Max and Owner Occupancy required). Livestock/Animals OK w/limitations (no horses), Outbuildings OK - See Attached Documents.

**Topography:** 16076' Net Lot Size (flat) and 21940' Gross Lot Size (With creek bank, Live Oaks/open space)

**Directions:** 78 to Vista Village North - RIGHT onto Foothill - RIGHT onto Oak Drive (use 1165 Oak Drive for GPS Directions)

**Road Frontage Type:** Maintained,City Street

**Trees:** Yes

**Elevation Units:** Feet

**Possible Use Comments:** THREE Structures possible - House, ADU and Jr. ADU per code. Current City of Vista Muni Code allows building of 1 Single Family Home, 1 ADU (max 1200sf if 2-3br detached) and 1 Jr. ADU (if home is owner occupied). Setbacks for Primary Home are 10 feet back and side, and approx 20' from front Oak Dr fence line (see bricks laid on the parcel in the approx area from setbacks to be built). Code allows 4' setbacks from the primary home to ADU(s) if owner builds a detached ADU. 50% allowable of existing home if building an attached ADU. Environmental setbacks also apply.

**Zoning:** R1

**Community Features:** Rural,Park

**Road Surface Type:** Paved

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## Interior Details

**Elevation:** 460

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## Utilities

**Utilities:** Cable Available,Natural Gas Available,See Remarks,Electricity Available

**Sewer:** Sewer Assessments,Other,Public Sewer

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## Exterior Details



**Association Fee:** 0.00

**Fencing:** Good  
Condition, Wrought  
Iron

**View:** Creek/Stream, Mountain(s), Neighborhood, Park/Greenbelt, See  
Remarks, Trees/Woods

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## Lot Information

**Lot Features:** Corners Marked, Front Yard, Lawn, Level with Street, Lot 20000-39999 Sqft, Irregular Lot, Level, Near Public Transit, Park Nearby, Paved, Secluded, Treed Lot, Utilities - Overhead, Yard

