

806 LILAC WAY
ROHNERT PARK

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FULL OF CHARM & COZINESS

Welcome to 806 Lilac Way in Rohnert Park. Step inside from the inviting front deck to discover comfortable and well-designed living spaces. The home features a generous kitchen and dining area, complemented by an elegant living room showcasing vaulted ceilings, beautiful LVP (luxury vinyl plank) flooring, and large picture windows, all conveniently located on one level. A versatile third bedroom with a full bathroom, its own kitchenette, and private access, an ideal option for a studio space, guest retreat, or creative pursuits.

3 BEDROOMS | 2 BATHROOMS



PROPERTY OVERVIEW

This single level floor plan with 3 bedrooms and 2 bathrooms is perfectly designed for entertaining with a versatile third bedroom with it own full bathroom, kitchenette, and private access, an ideal option for a studio space, guest retreat, or creative pursuits. Located in a prime location on a +/- 6,000 sq. ft. lot, featuring a generous patio, raised planter beds, and mature landscaping.



THE LIVING

The home features a generous kitchen / dining room combo, complemented by an elegant living room showcasing vaulted ceilings, beautiful wood trim, and a gas burning fireplace, all conveniently located on one level. The living room offers seamless access to the outdoors by a sliding door, leading to an expansive backyard.



AMENITIES

There is plenty of space to enjoy the outdoors at 806 Lilac Way. The front yard has a welcoming deck for morning or evening relaxation. The backyard is a true outdoor retreat, featuring a patio and mature landscaping. Designed for enjoyment, it includes raised planters, mature fruit-bearing trees, and grass area, perfect for those who enjoy gardening or al fresco dining on pleasant evenings.



THE GROUNDS





BACKYARD





INTERIOR




Virtually Staged




Virtually Staged


Virtually Staged


Virtually Staged

COZY


Virtually Staged





BRIGHT


Virtually Staged









IMPORTANT FACTS

KEY DETAILS

OVERVIEW

SONOMA COUNTY LIVING

Discover the perfect blend of comfort, style, and versatility at 806 Lilac Way, ideally situated in a desirable Rohnert Park neighborhood near Ladybug Park, shopping, and everyday conveniences. This warm and inviting home offers a thoughtfully designed single-story floor plan, perfect for comfortable living, effortless entertaining, and multigenerational possibilities. A welcoming front deck invites morning coffee or peaceful evening relaxation. Inside, the living room showcases a vaulted ceiling and a charming brick gas-burning fireplace. The beautifully appointed kitchen features granite countertops, crisp white cabinetry, abundant storage, stainless steel appliances, and an inviting dining area. Three bedrooms and two full bathrooms offer exceptional flexibility, including a versatile third bedroom complete with its own kitchenette, full bathroom, and private entrance, ideal for extended family, guests, a private studio, or creative pursuits. The finished two-car garage features built-in storage, a workbench, and additional lighting, providing excellent space for hobbies and projects. Step outside to your own private garden oasis, where an expansive yard, inviting patio, raised planter beds, and mature landscaping create the perfect setting for outdoor dining, gardening, and relaxation.

PROPERTY LOGISTOCS

FAST FACTS

806 Lilac Way, Rohnert Park CA 94928

3 Bedrooms | 2 Bathrooms | +/- 1,120 sq. ft. | Lot +/- 6,000 sq. ft.



A RARE OPPORTUNITY

COMMUNITY

Lady Bug Park in Rohnert Park, CA is a charming five-acre open space offering recreational activities for both children and adults. Enjoy the playground, large open sports field, tennis court, picnic tables, individual barbecues, and paved walking pathways just minutes from home.



VERSATILE

BACKYARD

Outside, an expansive yard with a patio, peach, Santa Rosa plum and Meyer lemon fruit trees, planter beds, and mature landscaping invites outdoor dining, gardening, and endless possibilities to make it your own.



STORAGE

AMENITIES

The two-car garage features finished walls, built-in storage, and a workbench, providing ample room for organization and projects. Store all your holiday and recreational items, easily accessible all year round.

SUPPLEMENTAL INFORMATION









ROHNERT PARK LIFESTYLE

Why Rohnert Park?

If you are looking for a friendly community with a small-town feel, Rohnert Park, might be the perfect place for you. This town of about 44,400 people is in Sonoma County, just north of Petaluma. One of the benefits of living in Rohnert Park is its proximity to wine country. In just a short drive, you can enjoy the scenic beauty and world-famous wines of Sonoma Valley.

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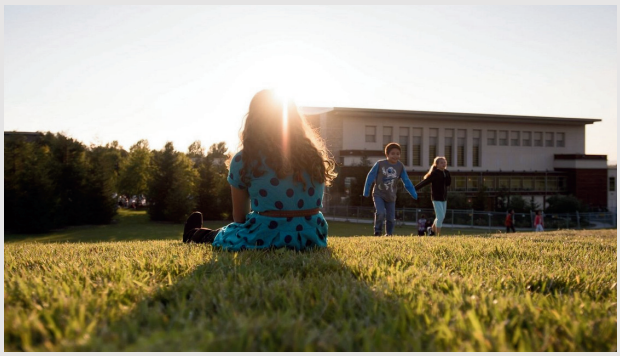
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FRIENDLY

COMMUNITY

Rohnert Park takes great pride in its town and its inhabitants. With its combination of small-town charm, fun amenities and access to pristine natural beauty, Rohnert Park provides an excellent place to call home.



ENGAGED &EXCITED

SCHOOLS

“Achieving excellence by nurturing a love of learning!” The Rohnert Park-Cotati district operates six elementary schools, two middle schools, a K-8 school, one comprehensive high school, a magnet school and charters two schools.



BOUNDLESS

ENTERTAINMENT

Rohnert Park has the finest musical and theater entertainment in Sonoma County, offering the best options north of San Francisco for venues and talent. This town knows how to celebrate the arts.

Legendary Service

"Your Satisfaction Means Everything." ~ Denise





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