

# **\$846,400 - 81575 Balboa Court, La Quinta**

MLS® #219118959DA

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## **\$846,400**

2 Bedroom, 4.00 Bathroom, 2,744 sqft  
Residential on 0 Acres

Trilogy, La Quinta,

Price Reduced!! Gorgeous HUD Home in the highly sought after community of Trilogy La Quinta. This preferred Tamarisk floorplan with a 2-car epoxy-floor garage plus golfcart bay boasts 2744 sq.ft. of living space, 3 bedrooms with the casita plus an office/den, 4 baths including a master with travertine shower, tub and countertops, a spacious living room with a built-in entertainment center, and a large kitchen with an abundance of cabinets, stainless steel appliances, granite countertops and a massive center island with a wide breakfast bar. Upgrades and improvements to the home include tile flooring throughout, recessed lighting, uniform ceiling fans in most rooms, crown molding, built-in speaker system, plantation shutters, and a massive rear patio with an inground POOL surrounded by rock features, a fire pit and a tanning shelf just steps away from a full barbeque cooking station. Ideally located in a cul-de-sac and ON THE GOLF COURSE this property is perfect for anyone looking for an amazing home in Trilogy La Quinta with fabulous MOUNTAIN VIEWS and highly preferred features. The monthly HOA includes a 24/7 manned entry gate, internet, cable, front yard landscaping and maintenance. Community amenities include pickleball, tennis courts, bocce ball, fitness center, pools, classes, cafe, and pay-as-you-play golf. Please call me today to schedule an exclusive showing.



Built in 2006

## Essential Information

MLS® #	219118959DA
Price	\$846,400
Bedrooms	2
Bathrooms	4.00
Full Baths	2
Square Footage	2,744
Acres	0.26
Year Built	2006
Type	Residential
Sub-Type	Single Family Residence
Status	Closed
Listing Agent	Sylvia Gaffney
Listing Office	Desert Sands Realty

## Community Information

Address	81575 Balboa Court
Area	313 - La Quinta South of HWY 111
Subdivision	Trilogy
City	La Quinta
County	Riverside
Zip Code	92253

## Amenities

Amenities	Barbecue, Billiard Room, Bocce Court, Cable TV, Clubhouse, Controlled Access, Fitness Center, Game Room, Golf Course, Maintenance Grounds, Meeting/Banquet/Party Room, Meeting Room, Sport Court, Tennis Court(s)
Parking Spaces	3
Parking	Golf Cart Garage
# of Garages	3
Garages	Golf Cart Garage
View	Golf Course, Mountain(s), Panoramic
Has Pool	Yes
Pool	In Ground
Security	Gated Community, 24 Hour Security

## Exterior

Exterior	Stucco
Exterior Features	Barbecue

Lot Description	Cul-De-Sac, Landscaped, On Golf Course, Planned Unit Development, Sprinkler System
Roof	Tile
Construction	Stucco

## Interior

Interior	Tile
Interior Features	Breakfast Area, Breakfast Bar, Built-in Features, Separate/Formal Dining Room, Walk-In Closet(s), Walk-In Pantry, Wired for Sound
Appliances	Dishwasher, Disposal, Gas Cooktop, Microwave, Refrigerator, Self Cleaning Oven
Heating	Central, Forced Air
Cooling	Central Air
# of Stories	1
Stories	One

## Additional Information

Date Listed	October 28th, 2024
Days on Market	75
Short Sale	N
RE / Bank Owned	Y

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