

# **\$895,000 - 78837 Alliance Way, Palm Desert**

MLS® #219124798DA

**\$895,000**

2 Bedroom, 3.00 Bathroom, 2,318 sqft

Residential on 0 Acres

Sun City, Palm Desert,

Location-Location-Location!!! This Monterey Model Home has a Spectacular South-Facing Yard/Pool/Spa with an Amazing View of an expansive Greenbelt, a Beautiful Lake, Slender Palm Trees and Majestic Mountains. It is the Perfect Desert Retreat. The home is located on Alliance Way which is one of the premier locations in Sun City Palm Desert due to the Greenbelt. A golf course view without any golfers! The fully fenced patio has a covered area for outdoor dining as well as a large pool with a raised spa. The home features a courtyard entry, an exterior door to the second bedroom and a built-in fireplace. There are custom cabinets throughout the home, including dual desks in the office/flex room and book cases in the office and Great Room. The garage has plenty of storage and a separate golf cart garage. The home is located near the Lake View Clubhouse and Donny Lake. Do not miss this opportunity.

Built in 2002

## **Essential Information**

|                |             |
|----------------|-------------|
| MLS® #         | 219124798DA |
| Price          | \$895,000   |
| Bedrooms       | 2           |
| Bathrooms      | 3.00        |
| Full Baths     | 2           |
| Half Baths     | 1           |
| Square Footage | 2,318       |



|                |                         |
|----------------|-------------------------|
| Acres          | 0.19                    |
| Year Built     | 2002                    |
| Type           | Residential             |
| Sub-Type       | Single Family Residence |
| Style          | Mediterranean           |
| Status         | Closed                  |
| Listing Agent  | Pamela Marantz          |
| Listing Office | Equity Union            |

## Community Information

|             |                    |
|-------------|--------------------|
| Address     | 78837 Alliance Way |
| Area        | 307 - Sun City     |
| Subdivision | Sun City           |
| City        | Palm Desert        |
| County      | Riverside          |
| Zip Code    | 92211              |

## Amenities

|                |  |
|----------------|--|
| Amenities      | Bocce Court, Billiard Room, Clubhouse, Controlled Access, Fitness Center, Golf Course, Maintenance Grounds, Game Room, Meeting Room, Management, Playground, Pet Restrictions, Tennis Court(s), Fire Pit, Lake or Pond |
| Parking Spaces | 4  |
| Parking        | Driveway, Garage, Garage Door Opener, Golf Cart Garage   |
| # of Garages   | 2  |
| Garages        | Driveway, Garage, Garage Door Opener, Golf Cart Garage   |
| View           | Park/Greenbelt, Mountain(s), Panoramic, Trees/Woods, Lake, Pool  |
| Has Pool       | Yes  |
| Pool           | Community, In Ground, Private, Pebble, Waterfall   |
| Security       | Gated Community, 24 Hour Security, Key Card Entry  |

## Exterior

|                 |  |
|-----------------|--|
| Lot Description | Sprinkler System, Close to Clubhouse, Planned Unit Development |
| Windows         | Blinds   |

## Interior

|                   |   |
|-------------------|---|
| Interior          | Laminate  |
| Interior Features | Breakfast Bar, Breakfast Area, Separate/Formal Dining Room, Walk-In Closet(s), Utility Room |

|              |                              |
|--------------|------------------------------|
| Heating      | Forced Air                   |
| Cooling      | Central Air                  |
| Fireplace    | Yes                          |
| Fireplaces   | Gas, Great Room, See Through |
| # of Stories | 1                            |
| Stories      | One                          |

## Additional Information

|                 |                    |
|-----------------|--------------------|
| Date Listed     | January 10th, 2025 |
| Days on Market  | 17                 |
| Short Sale      | N                  |
| RE / Bank Owned | N                  |

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