

# **\$413,900 - 36574 Royal Sage Court, Palm Desert**

MLS® #219134237DA

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## **\$413,900**

2 Bedroom, 2.00 Bathroom, 1,213 sqft  
Residential on 0 Acres

Sun City, Palm Desert,

Welcome to 36574 Royal Sage Court, where comfort, charm, and pride of ownership meet! This well-maintained Lanai floor plan features 2 bedrooms, 2 bathrooms with 1,213 square feet (EST.) offers privacy, neutral tones, and plenty of natural light throughout. The kitchen features warm oak cabinetry, custom backsplash, white appliances including a new microwave installed in August 2025, a gas range, and a convenient breakfast bar that opens to the dining area, perfect for everyday living and easy entertaining. Enjoy morning sunlight from the cozy dining nook, which features plantation shutters that frame views to the lush yard space. A spacious living area is light and inviting, ideal for relaxing or hosting. The primary suite offers plush newer carpeting, a large walk-in closet, and an ensuite bath with dual sinks and a walk-in shower. Located on the other side of the home, the second bedroom provides privacy and views to the beautifully landscaped front yard. Your own private backyard oasis awaits, complete with peek-a-boo mountain views to the east, artificial turf, colorful desert landscaping with miniature palms, an alumawood covered patio, room to dine, lounge garden and relax in the sun. Sun City Palm Desert is one of the Coachella Valley's premier 55+ active adult communities featuring two championship golf courses, an 18-hole putting course, three clubhouses, two fitness centers, an indoor swimming pool, outdoor pools and two restaurants. Enjoy over 80



social clubs, tennis, pickleball, softball and so much more! \*Turnkey furnishings are available outside of escrow.\*

Built in 1999

**Essential Information**

MLS® #	219134237DA
Price	\$413,900
Bedrooms	2
Bathrooms	2.00
Full Baths	2
Square Footage	1,213
Acres	0.14
Year Built	1999
Type	Residential
Sub-Type	Single Family Residence
Status	Closed
Listing Agent	Jelmborg Team
Listing Office	KW Coachella Valley

**Community Information**

Address	36574 Royal Sage Court
Area	307 - Sun City
Subdivision	Sun City
City	Palm Desert
County	Riverside
Zip Code	92211

**Amenities**

Amenities	Bocce Court, Billiard Room, Clubhouse, Controlled Access, Sport Court, Fitness Center, Golf Course, Game Room, Lake or Pond, Meeting Room, Meeting/Banquet/Party Room, Paddle Tennis, Playground, Pet Restrictions, Tennis Court(s), Cable TV
Utilities	Cable Available
Parking Spaces	4
Parking	Driveway, Garage, Garage Door Opener
# of Garages	2
Garages	Driveway, Garage, Garage Door Opener

View	Mountain(s), Peek-A-Boo
Has Pool	Yes
Pool	Community, In Ground
Security	Gated Community, 24 Hour Security

## Exterior

Exterior	Stucco
Lot Description	Back Yard, Front Yard, Planned Unit Development
Windows	Shutters
Roof	Tile
Construction	Stucco
Foundation	Slab

## Interior

Interior	Carpet, Tile
Interior Features	Breakfast Bar, Separate/Formal Dining Room, Primary Suite, Walk-In Closet(s)
Appliances	Dishwasher, Disposal, Gas Oven, Gas Range, Gas Water Heater, Microwave, Refrigerator
Heating	Central, Forced Air, Natural Gas
Cooling	Central Air
# of Stories	1
Stories	One

## Additional Information

Date Listed	July 11th, 2025
Days on Market	102
Short Sale	N
RE / Bank Owned	N

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