

# \$605,000 - 42015 Indian Hill Trl, Aguanga

MLS® #240020811SD

**\$605,000**

3 Bedroom, 3.00 Bathroom, 2,006 sqft

Residential on 3 Acres

Out Of Area, Aguanga,

Experience the best of country living on this stunning 2.57-acre gated lot with panoramic mountain views! The spacious and private lot offers ample room for multiple cars, RVs, trailers, toys, a barn, horses, guest house, and more. Located just one street from the paved entrance road, this property combines convenience with the tranquility of a welcoming community. The charming home features 3 bedrooms plus an office, a master suite with a custom large shower, and a cozy fireplace. The living area boasts high ceilings and beautiful barn doors, while central air and heat, along with a wood stove, ensure year-round comfort. A two-car garage completes the package! For peace of mind, a CalFire station is conveniently situated within the community. The gated community itself offers a wealth of amenities, including a private lake with a boat dock, a professionally maintained horse arena, a refreshing pool, basketball and volleyball courts, a pump bike track, a playground, and a private airstrip. Additionally, you'll find plenty of hiking and riding trails for outdoor adventures. The home has been thoughtfully upgraded with over \$10,000 worth of beautiful trees and recently updated appliances, including a BBQ that has only been used once. Plus, it's being sold fully furnished! A mini barn on the property can be used as is for storage or customized to suit your needs. Located just 25 minutes from the vibrant city of Temecula, known for its exquisite wineries, fine dining, and urban



adventures, this property offers the perfect balance of peace and accessibility.

Built in 1998

## Essential Information

MLS® #	240020811SD
Price	\$605,000
Bedrooms	3
Bathrooms	3.00
Full Baths	3
Square Footage	2,006
Acres	2.57
Year Built	1998
Type	Residential
Sub-Type	Single Family Residence
Style	Ranch, Traditional
Status	Closed
Listing Agent	Minerva Alvarez
Listing Office	Salas Properties

## Community Information

Address	42015 Indian Hill Trl
Area	SRCAR - Southwest Riverside County
Subdivision	Out Of Area
City	Aguanga
County	Riverside
Zip Code	92536

## Amenities

Amenities	Trash
Utilities	Water Available
Parking Spaces	12
Parking	Concrete, Direct Access, Driveway, Garage, Garage Door Opener, Gravel
# of Garages	2
Garages	Concrete, Direct Access, Driveway, Garage, Garage Door Opener, Gravel
Has Pool	Yes
Pool	Association, Community

## Exterior

Exterior	Stucco
Construction	Stucco

## Interior

Interior Features	All Bedrooms Down, Walk-In Closet(s)
Appliances	Counter Top, Dishwasher, Disposal, Gas Cooking, Microwave, Refrigerator
Heating	Fireplace(s), Forced Air, Propane
Cooling	Central Air
Fireplace	Yes
Fireplaces	Primary Bedroom
# of Stories	1
Stories	One

## Additional Information

Date Listed	September 1st, 2024
Days on Market	164
Zoning	R2
Short Sale	N
RE / Bank Owned	N

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