

# \$499,999 - 11487 Sheridan Way, Beaumont

MLS® #CV25166005

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## \$499,999

3 Bedroom, 2.00 Bathroom, 1,541 sqft  
Residential on 0 Acres

Tournament Hills, Beaumont,

\*\*Take advantage of a loan assumption opportunityâ€”secure a first mortgage with an interest rate of 4.125% Discover the perfect blend of style, comfort, and functionality in this beautifully designed single-story home. Step into a bright, open-concept living space filled with natural light, where the great room flows effortlessly into a modern kitchen featuring shaker cabinets, sleek quartz countertops, a dual-bowl stainless steel sink with a touchless pull-down faucet, and a GE stainless steel gas range with a microwave hood.

The private primary suite offers a peaceful retreat with a spacious walk-in closet and a spa-inspired bathroom, complete with dual vanities and a corner fiberglass shower.

Enjoy added convenience and eco-conscious living with, a leased solar energy system for efficiency, and a Level 2 EV charger, and a tankless water heater. The front yard is designed for low water use, while the backyard offers a maintenance-free escape with a concrete patio and durable artificial turfâ€”perfect for relaxing or entertaining.

Ideally located just steps from the community pool and right across from a park, Offering the space, additional parking , for incoming guests. This home offers the best of modern living in a welcoming neighborhood.

Commuter friendly Location, easy, fast canyon



drive to Redlands and Loma Linda, Minutes from the 10 fwy x 60 Fwy. Looking for entertainment just 35 Minutes away from Palm Springs, 15 minutes from Casino Morongo and Cabazon Outdoor Shopping and Lively Downtown Redlands.

\*\*Take advantage of a loan assumption opportunityâ€”secure a first mortgage with an interest rate of 4.125%, paired with a second mortgage and a minimal down payment. Enjoy lower monthly payments and make homeownership more affordable! Ask us about Down Payment Assistance Programs, offering up to \$100,000.

Built in 2022

### Essential Information

MLS® #	CV25166005
Price	\$499,999
Bedrooms	3
Bathrooms	2.00
Full Baths	2
Square Footage	1,541
Acres	0.11
Year Built	2022
Type	Residential
Sub-Type	Single Family Residence
Status	Closed
Listing Agent	Francisco Perpuly
Listing Office	CHAMPIONS REAL ESTATE

### Community Information

Address	11487 Sheridan Way
Area	263 - Banning/Beaumont/Cherry Valley
Subdivision	Tournament Hills
City	Beaumont
County	Riverside
Zip Code	92223

### Amenities

Amenities	Sport Court, Playground, Pool, Spa/Hot Tub
Parking Spaces	4
Parking	Direct Access, Driveway, Garage
# of Garages	2
Garages	Direct Access, Driveway, Garage
View	Neighborhood
Has Pool	Yes
Pool	Community, Association
Security	Gated Community

## Exterior

Exterior	Stucco
Lot Description	Back Yard, Front Yard
Roof	Tile
Construction	Stucco
Foundation	Slab

## Interior

Interior	Carpet
Interior Features	Breakfast Area
Appliances	Built-In Range
Heating	Central
Cooling	Central Air
Fireplaces	None
# of Stories	1
Stories	One

## School Information

District	Beaumont
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## Additional Information

Date Listed	July 23rd, 2025
Days on Market	48
Short Sale	N
RE / Bank Owned	N

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