

\$1,110,000 - 12224 Pevero, Tustin

MLS® #IG25063983

\$1,110,000

2 Bedroom, 3.00 Bathroom, 1,820 sqft

Residential on 12 Acres

Corte Villa (CTVL), Tustin,

Nestled within the exclusive gated community of Corte Villa, this exquisitely renovated home showcases contemporary elegance with meticulously curated Restoration Hardware-style finishes. Thoughtfully redesigned, it features over \$40,000 in premium upgrades, including extra-wide 10-1/4" European Oak flooring, hand-finished with WOCA white Danish oil, lending warmth and sophistication throughout. The expansive living area is highlighted by soaring ceilings, striking architectural details, accent lighting, and a stunning hand-troweled limestone fireplace that serves as a dramatic focal point. The chef's kitchen is both stylish and functional, boasting granite countertops, top-of-the-line Thermador appliances, a gas cooktop, an included refrigerator, a water filtration system in the sink, and a spacious pantry closet, all with direct access to a private courtyard for seamless indoor-outdoor living. Upstairs, the bathrooms feature large-scale herringbone tile and Ditra waterproof underlayment, enhancing both aesthetics and durability. Newly upgraded from new baseboards and sleek black door hardware to light-sensing illuminated stair lighting. The outdoor space is equally inviting, featuring an oversized terrace with lush landscaping, including rosemary, lime, and grape trees, creating a serene retreat perfect for entertaining or relaxation. Additional enhancements include a washer and dryer, custom roller blinds throughout, media-ready



wiring with a concealed media box over the fireplace, a programmable outdoor sprinkler and irrigation system, outdoor landscape lighting, fully permitted EV charger wiring in the garage, and overhead garage storage racks. Ideally situated in a quiet interior location, this home is just a few moments from Tustin Ranch Golf Club and within walking distance of award-winning schools, the marketplace, diverse shopping and dining options, and the scenic hiking and biking trails at Peter’s Canyon. Residents of Corte Villa enjoy resort-style amenities, including a pool and spa, tennis courts, a playground, and a park, all within a beautifully maintained community. This stunning, move-in-ready home offers a rare opportunity to experience luxury, convenience, and an unparalleled lifestyle—schedule your private showing today.

Built in 1990

Essential Information

MLS® #	IG25063983
Price	\$1,110,000
Bedrooms	2
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,820
Acres	11.88
Year Built	1990
Type	Residential
Sub-Type	Condominium
Style	Mediterranean
Status	Closed
Listing Agent	Monica Franco
Listing Office	PAK Home Realty

Community Information

Address	12224 Pevero
Area	89 - Tustin Ranch
Subdivision	Corte Villa (CTVL)
City	Tustin
County	Orange
Zip Code	92782

Amenities

Amenities	Pool, Spa/Hot Tub, Tennis Court(s), Pets Allowed
Utilities	Cable Available, Electricity Connected, Natural Gas Connected, Sewer Connected
Parking Spaces	2
Parking	Concrete, Direct Access, Door-Single, Electric Vehicle Charging Station(s), Garage
# of Garages	2
Garages	Concrete, Direct Access, Door-Single, Electric Vehicle Charging Station(s), Garage
View	Neighborhood
Has Pool	Yes
Pool	Community, Fenced, In Ground, Association, Filtered, Gunite
Security	Carbon Monoxide Detector(s), Fire Sprinkler System, Gated Community, Smoke Detector(s)

Exterior

Exterior	Concrete, Stucco
Exterior Features	Rain Gutters
Lot Description	ZeroToOneUnitAcre, Back Yard, Drip Irrigation/Bubblers, Landscaped, Level, Sprinklers Timer, Near Park
Windows	Drapes, Screens, Roller Shields
Roof	Spanish Tile
Construction	Concrete, Stucco
Foundation	Concrete Perimeter, Slab, Tie Down

Interior

Interior	Tile, Wood
Interior Features	Balcony, Cathedral Ceiling(s), Separate/Formal Dining Room, Eat-in Kitchen, Granite Counters, High Ceilings, Open Floorplan, Recessed Lighting, Two Story Ceilings, Wired for Data, All Bedrooms Up, Multiple Primary Suites, Primary Suite, Tile Counters, Track Lighting
Appliances	Dishwasher, Electric Oven, Gas Cooktop, Gas Water Heater, Microwave,

	Refrigerator, Range Hood, Self Cleaning Oven, Water To Refrigerator
Heating	Central, Natural Gas
Cooling	Central Air, Electric
Fireplace	Yes
Fireplaces	Gas Starter, Living Room
# of Stories	2
Stories	Two

School Information

District	Tustin Unified
Elementary	Ladera Ranch
Middle	Pioneer
High	Beckman

Additional Information

Date Listed	March 28th, 2025
Days on Market	10
Short Sale	N
RE / Bank Owned	N

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