

\$775,000 - 31570 Sweetwater Circle, Temecula

MLS® #IV25161833

\$775,000

4 Bedroom, 3.00 Bathroom, 2,389 sqft

Residential on 0 Acres

N/A, Temecula,

Nestled in Temecula's most coveted gated community, this exquisite two-story home lives like a single story, offering a private downstairs primary suite tucked away from the other bedrooms for ultimate comfort. Upon entry, a spacious office with solid French doors provides the perfect space for remote work or can effortlessly serve as a fourth bedroom. As you make your way down the wide entry hall, you'll be captivated by the abundant natural light and open-concept design, seamlessly blending the kitchen, dining, and living areas into one inviting space. The heart of the home extends outdoors to an expansive 40-foot covered Allumawood patio, an entertainer's dream, complete with a custom 15-foot built-in BBQ island featuring premium Twin Eagles appliances, including a high-performance 70,000 BTU power burner and a Blaze outdoor refrigerator. Designed with the future in mind, the backyard is already equipped with gas and electric for a potential pool and spa, while the garage offers a 60-amp EV charging station alongside additional lighting and electrical enhancements. Upgrades include new hard surface flooring and carpet, as well as LED lighting throughout, ensuring modern efficiency and style. Situated on a single-loaded street with no neighbors in front or behind, this home offers both privacy and ample parking, all while being just minutes from Temecula Wine Country. Within the highly desirable Roripaugh Ranch community, residents enjoy resort-style



amenities, including a pool, spa, fitness center, tennis courts, yoga studio, private two-acre walking trail, and multiple parks. Combining luxury, convenience, and an unbeatable location, this stunning home is truly a rare find—schedule your private showing today!

Built in 2015

Essential Information

MLS® #	IV25161833
Price	\$775,000
Bedrooms	4
Bathrooms	3.00
Full Baths	3
Square Footage	2,389
Acres	0.16
Year Built	2015
Type	Residential
Sub-Type	Single Family Residence
Status	Closed
Listing Agent	Jason Young
Listing Office	VALLEY HOMES AND ESTATES

Community Information

Address	31570 Sweetwater Circle
Area	SRCAR - Southwest Riverside County
Subdivision	N/A
City	Temecula
County	Riverside
Zip Code	92591

Amenities

Amenities	Clubhouse, Controlled Access, Sport Court, Outdoor Cooking Area, Barbecue, Pool, Spa/Hot Tub, Tennis Court(s), Billiard Room, Fitness Center, Game Room, Pickleball
Parking Spaces	2
# of Garages	2
View	Hills

Has Pool	Yes
Pool	Association

Exterior

Lot Description	Close to Clubhouse
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Interior

Interior Features	Loft, Main Level Primary, Walk-In Closet(s), Primary Suite, Walk-In Pantry
Heating	Central
Cooling	Central Air
Fireplaces	None
# of Stories	2
Stories	Two

School Information

District	Temecula Unified
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Additional Information

Date Listed	July 18th, 2025
Days on Market	14
Short Sale	N
RE / Bank Owned	N

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