

\$409,000 - 14392 Merlot Court, Riverside

MLS® #IV25184239

\$409,000

0 Bedroom, 0.00 Bathroom,

Land on 1 Acres

N/A, Riverside,

Tucked away at the end of a quiet cul-de-sac in the sought-after Alessandro Heights neighborhood, this gorgeous 1.27-acre lot is ready and waiting for your dream home. Cross your very own private bridge and step into a setting surrounded by some of Riversideâ€™s most beautiful custom homesâ”where privacy meets stunning views.

The lot is already fully graded and build-ready, with utilities right at the street. Soil and percolation testing had been previously completed, and the seller is even including a full set of custom home plans if the buyer wants them. Theyâ€™ve already been approved by the City and HOA onceâ”just resubmit them for a quicker approval process if youâ€™d like to use them.

In this neighborhood, homes are at least 3,500 sq ft, with most averaging around 5,863 sq ft, so youâ€™ll be in great company. Plus, youâ€™ll enjoy low property taxes and a super affordable \$45/month HOA fee.

Opportunities like this donâ€™t come around often in one of Riversideâ€™s most prestigious neighborhoods. Bring your vision, and letâ€™s make it a realityâ”come see it for yourself!



Essential Information

MLS® #	IV25184239
Price	\$409,000
Bathrooms	0.00
Acres	1.27
Type	Land
Status	Closed
Listing Agent	Josie Soto Sanchez
Listing Office	Tower Agency

Community Information

Address	14392 Merlot Court
Area	252 - Riverside
Subdivision	N/A
City	Riverside
County	Riverside
Zip Code	92508

Amenities

View	Hills, Mountain(s)
------	--------------------

Exterior

Lot Description	Cul-De-Sac
-----------------	------------

Additional Information

Date Listed	August 6th, 2025
Days on Market	74
Zoning	RES ACG
Short Sale	N
RE / Bank Owned	N

Based on information from California Regional Multiple Listing Service, Inc. as of February 15th, 2026 at 11:30pm PST. This information is for your personal, non-commercial use and may not be used for any purpose other than to identify prospective properties you may be interested in purchasing. Display of MLS data is usually deemed reliable but is NOT guaranteed accurate by the MLS. Buyers are responsible for verifying the accuracy of all information and should investigate the data themselves or retain appropriate professionals. Information from sources other than the Listing Agent may have been included in the MLS data. Unless otherwise specified in writing, Broker/Agent has not and will not verify any information obtained from other sources. The Broker/Agent providing the information contained herein may or may not have been the Listing and/or Selling Agent.