

# **\$799,000 - 31901 Calle Caballos, Temecula**

MLS® #ND25042175

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## **\$799,000**

4 Bedroom, 2.00 Bathroom, 2,417 sqft

Residential on 0 Acres

N/A, Temecula,

This beautifully maintained single-story home is located at the end of a quiet cul-de-sac in the sought-after Paseo Del Sol neighborhood. The open floor plan creates a seamless flow between the living spaces, with the kitchen serving as the heart of the home. It features a large island with bar seating, granite countertops, and a walk-in pantry – perfect for both everyday meals and entertaining. The kitchen opens up to the spacious family room, which includes a gas fireplace and direct access to the backyard. There’s also a dedicated dining room for more formal meals or gatherings.

The primary bedroom, with an en-suite bath, is located on one side of the home for added privacy, while three additional bedrooms are situated on the opposite side. The layout offers a great balance of personal space and common areas.

Out back, you’ll find a large yard just waiting for your personal touch. Whether it’s for outdoor activities, a garden, or just enjoying some peace and quiet, there’s plenty of room to make it your own.

The home also benefits from no Mello Roos and low HOA fees, adding to its appeal.

Residents of Paseo Del Sol enjoy a variety of community amenities, including walking trails, several pools (lap pool, kids’ pool, and a private adult pool), tennis and volleyball courts, a gym, and more. The location is ideal, with top-rated Temecula schools, shopping, dining, and easy access to the freeway. Plus, it’s



just minutes from Temecula Wine Country and Old Town, with close access to both 1-15 and Old Hwy 395.

This is a wonderful opportunity to own a home in a well-established, amenity-rich community. Schedule your private showing today!

Built in 2003

### Essential Information

MLS® #	ND25042175
Price	\$799,000
Bedrooms	4
Bathrooms	2.00
Full Baths	2
Square Footage	2,417
Acres	0.19
Year Built	2003
Type	Residential
Sub-Type	Single Family Residence
Status	Closed
Listing Agent	Madison Dwyer
Listing Office	HomeSmart Realty West

### Community Information

Address	31901 Calle Caballos
Area	SRCAR - Southwest Riverside County
Subdivision	N/A
City	Temecula
County	Riverside
Zip Code	92592

### Amenities

Amenities	Playground, Pool, Spa/Hot Tub, Tennis Court(s)
Parking Spaces	3
Parking	Direct Access, Garage
# of Garages	3
Garages	Direct Access, Garage
View	Neighborhood

Has Pool	Yes
Pool	Association, Community

## Exterior

Lot Description	Cul-De-Sac
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## Interior

Interior Features	Breakfast Bar, Separate/Formal Dining Room, Granite Counters, Bedroom on Main Level, Main Level Primary, Walk-In Closet(s), Walk-In Pantry
Appliances	Dishwasher
Heating	Central
Cooling	Central Air
Fireplace	Yes
Fireplaces	Gas
# of Stories	1
Stories	One

## School Information

District	Temecula Unified
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## Additional Information

Date Listed	February 23rd, 2025
Days on Market	3
Short Sale	N
RE / Bank Owned	N

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