

# \$6,369,785 - 30 Prairie Grass, Irvine

MLS® #NP25106345

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## \$6,369,785

4 Bedroom, 4.00 Bathroom, 4,128 sqft

Residential on 0 Acres

Sycamores Shady Canyon (SHSM), Irvine,

Sold off-market. Entered for comp purposes.

Built in 2003



## Essential Information

MLS® #	NP25106345
Price	\$6,369,785
Bedrooms	4
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	4,128
Acres	0.36
Year Built	2003
Type	Residential
Sub-Type	Single Family Residence
Style	Mediterranean
Status	Closed
Listing Agent	Janelle File
Listing Office	Compass

## Community Information

Address	30 Prairie Grass
Area	SH - Shady Canyon
Subdivision	Sycamores Shady Canyon (SHSM)
City	Irvine
County	Orange
Zip Code	92603

## Amenities

Amenities	Maintenance Grounds, Clubhouse, Security, Tennis Court(s), Trail(s)
Utilities	Electricity Available, Water Available
Parking Spaces	3
Parking	Driveway, Garage
# of Garages	3
Garages	Driveway, Garage
View	Mountain(s)
Has Pool	Yes
Pool	Private, Indoor
Security	Gated Community, Gated with Attendant, Gated with Guard, 24 Hour Security

## Exterior

Exterior Features	Lighting, Barbecue, Fire Pit
Lot Description	ZeroToOneUnitAcre
Roof	Spanish Tile

## Interior

Interior	Tile, Wood
Interior Features	Built-in Features, Separate/Formal Dining Room, High Ceilings, Open Floorplan, Bedroom on Main Level, Main Level Primary, Primary Suite, Walk-In Closet(s), Beamed Ceilings, Eat-in Kitchen, Wired for Sound
Appliances	Dishwasher, Gas Oven, Gas Range, Refrigerator, Freezer
Heating	Forced Air
Cooling	Central Air
Fireplace	Yes
Fireplaces	Gas, Living Room, Family Room, Outside, Primary Bedroom
# of Stories	1
Stories	One

## School Information

District	Irvine Unified
Middle	Rancho
High	University

## Additional Information

Date Listed	June 23rd, 2025
Short Sale	N
RE / Bank Owned	N

Based on information from California Regional Multiple Listing Service, Inc. as of December 10th, 2025 at 3:26am PST.

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