

# \$2,868,854 - 113 Sunnybank, Irvine

MLS® #OC24217364

## \$2,868,854

4 Bedroom, 5.00 Bathroom, 2,911 sqft  
Residential on 0 Acres

Azul, Irvine,

Great family floor plan for year end move in!  
Our brand new plan 2X home offers 4 bedrooms with 1 bedroom and private bath downstairs, 3 full bathrooms upstairs so all bedrooms are en suite with private baths. There is a convenient family study room upstairs, 2 car garage with driveway, solar panels & more!!! This home includes extensive upgrades and is located with privacy in a cul de sac location! Bring your choosiest buyers to Azul to see all what we have to offer!



Built in 2024

### Essential Information

MLS® #	OC24217364
Price	\$2,868,854
Bedrooms	4
Bathrooms	5.00
Full Baths	4
Half Baths	1
Square Footage	2,911
Acres	0.09
Year Built	2024
Type	Residential
Sub-Type	Single Family Residence
Style	Mediterranean
Status	Closed
Listing Agent	Robin Smith
Listing Office	California Pacific Homes, Inc

## Community Information

Address	113 Sunnybank
Area	PS - Portola Springs
Subdivision	Azul
City	Irvine
County	Orange
Zip Code	92618

## Amenities

Amenities	Playground, Barbecue, Meeting Room, Outdoor Cooking Area, Pickleball, Pool, Spa/Hot Tub, Tennis Court(s)
Utilities	Cable Available, Electricity Available, Natural Gas Available, Sewer Connected, Phone Available, Underground Utilities, Water Available
Parking Spaces	2
Parking	Concrete, Door-Single, Driveway, Garage, Direct Access, Garage Faces Front, Guest
# of Garages	2
Garages	Concrete, Door-Single, Driveway, Garage, Direct Access, Garage Faces Front, Guest
View	None
Has Pool	Yes
Pool	Private, Association, Fenced, Gas Heat, Gunite, Heated Passively, In Ground, Lap, Permits
Security	Carbon Monoxide Detector(s), Fire Detection System, Fire Rated Drywall, Smoke Detector(s)

## Exterior

Exterior	Drywall, Frame, Blown-In Insulation, Slump Block
Exterior Features	Rain Gutters
Lot Description	ZeroToOneUnitAcre, Back Yard, Front Yard, Landscaped, Cul-De-Sac, Sprinklers In Front, Street Level
Windows	Low Emissivity Windows, Double Pane Windows, Screens
Roof	Concrete
Construction	Drywall, Frame, Blown-In Insulation, Slump Block
Foundation	Slab, Pillar/Post/Pier

## Interior

Interior	Carpet, Tile
Interior Features	Breakfast Bar, Open Floorplan, Pantry, Recessed Lighting, Bedroom on Main Level, Walk-In Pantry, Walk-In Closet(s), Block Walls, High Ceilings, Primary

	Suite, Quartz Counters, Separate/Formal Dining Room, Unfurnished, Wired for Data
Appliances	Dishwasher, Disposal, Microwave, Refrigerator, Self Cleaning Oven, Tankless Water Heater, Built-In Range, Convection Oven, Double Oven, SixBurnerStove
Heating	Central, Solar, Forced Air, Natural Gas
Cooling	Central Air, Whole House Fan, Electric
Fireplaces	None
# of Stories	2
Stories	Two

## School Information

District	Irvine Unified
Middle	Jeffery Trail
High	Portola

## Additional Information

Date Listed	October 20th, 2024
Days on Market	85
Zoning	R-1
Short Sale	N
RE / Bank Owned	N

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