

\$1,598,000 - 3572 Myrtle Street, Irvine

MLS® #OC24237096

\$1,598,000

4 Bedroom, 3.00 Bathroom, 1,897 sqft
Residential on 0 Acres

College Park (CP), Irvine,

Welcome to Irvine's highly desirable College Park neighborhood. This four-bedroom, two-and-a-half-bath home is ready for its next happy owner. It features an upgraded kitchen with custom oak cabinets, granite countertops, and plenty of counter space. Adjacent to the kitchen, the cozy family room with a fireplace provides the perfect setting for relaxation. The luxurious master suite includes a private en-suite bath, a walk-in closet, and a unique door to a built-out attic space, offering fantastic opportunities for storage or more. The secondary bedrooms are bright, spacious, and versatile, accommodating various needs. This home boasts numerous upgrades, including fresh interior paint, new carpet, recessed lighting, dual-paned windows, built-in garage cabinets, and an epoxy finish on the floor. With a generous lot size, the backyard has plenty of room for entertaining or letting the kids or pets roam. This home is ideally situated near highly-rated schools and the expansive Harvard Community Athletic Park, where you can enjoy baseball, softball, soccer, a skate bowl, volleyball, and more. You're just minutes from hundreds of shopping, dining, and entertainment options, including the Irvine and Tustin Marketplace and The District. Less than a mile away, Walnut Village Center offers convenient favorites like Smart & Final, Trader Joe's, Jamba Juice, Starbucks, Stacks Pancake House, and a Mobil gas station with a convenience store. Local amenities include three sparkling swimming pools, a relaxing



jacuzzi, and a clubhouse, all within the community. Well-lit streets make evening strolls enjoyable and safe. Fall in love with this beautifully upgraded, spacious home in one of the safest cities in America”and make it yours today!

Built in 1973

Essential Information

MLS® #	OC24237096
Price	\$1,598,000
Bedrooms	4
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,897
Acres	0.12
Year Built	1973
Type	Residential
Sub-Type	Single Family Residence
Style	Traditional
Status	Closed
Listing Agent	Brandon Brown
Listing Office	BayBrook Realty

Community Information

Address	3572 Myrtle Street
Area	WN - Walnut (Irvine)
Subdivision	College Park (CP)
City	Irvine
County	Orange
Zip Code	92606

Amenities

Amenities	Clubhouse, Playground, Pool, Spa/Hot Tub, Other Courts, Picnic Area
Utilities	Electricity Connected, Natural Gas Connected, Sewer Connected, Water Connected
Parking Spaces	2

Parking	Direct Access, Driveway, Garage Faces Front, Garage, Door-Multi
# of Garages	2
Garages	Direct Access, Driveway, Garage Faces Front, Garage, Door-Multi
View	None
Has Pool	Yes
Pool	Community, Association
Security	Carbon Monoxide Detector(s), Smoke Detector(s)

Exterior

Exterior	Stucco, Plaster
Lot Description	Sprinklers In Rear, Street Level, Level
Windows	Blinds, Double Pane Windows
Roof	Flat Tile
Construction	Stucco, Plaster
Foundation	Slab

Interior

Interior	Carpet, Tile, Wood
Interior Features	Granite Counters, High Ceilings, Recessed Lighting, All Bedrooms Up, Separate/Formal Dining Room, Solid Surface Counters
Appliances	Dishwasher, Electric Oven, Disposal, Microwave, Water Heater, Electric Cooktop
Heating	Central
Cooling	Central Air
Fireplace	Yes
Fireplaces	Gas, Living Room
# of Stories	2
Stories	Two

School Information

District	Irvine Unified
Elementary	College Park
Middle	Venado
High	Irvine

Additional Information

Date Listed	February 18th, 2025
Days on Market	5
Short Sale	N

RE / Bank Owned N

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