

# \$532,000 - 35361 Garcia Street, Beaumont

MLS® #OC25008987

## \$532,000

3 Bedroom, 2.00 Bathroom, 1,628 sqft  
Residential on 0 Acres

Azalea at the Fairways, Beaumont,

Brand new, energy-efficient home available by Feb 2025! All family members can enjoy privacy with secluded bedrooms and stay connected while cooking and studying in the open-concept living space. The walk-in laundry room keeps busy schedules organized. Now selling with new, designer-decorated model homes! Azalea features one and two-story floorplans with secluded bedrooms, lofts, and flex spaces. Life in this amenity-rich neighborhood is complete with multiple pools, a fitness center, parks, dog parks and more. Each energy-efficient home also comes standard with features that go beyond helping you save on utility bills—they allow your whole family to live better and breathe easier too.\* Each of our homes is built with innovative, energy-efficient features designed to help you enjoy more savings, better health, real comfort and peace of mind.



Built in 2025

## Essential Information

|                |            |
|----------------|------------|
| MLS® #         | OC25008987 |
| Price          | \$532,000  |
| Bedrooms       | 3          |
| Bathrooms      | 2.00       |
| Full Baths     | 2          |
| Square Footage | 1,628      |
| Acres          | 0.11       |
| Year Built     | 2025       |

|                |                              |
|----------------|------------------------------|
| Type           | Residential                  |
| Sub-Type       | Single Family Residence      |
| Status         | Closed                       |
| Listing Agent  | Nicholas Emsiek              |
| Listing Office | Meritage Homes of California |

## Community Information

|             |                                      |
|-------------|--------------------------------------|
| Address     | 35361 Garcia Street                  |
| Area        | 263 - Banning/Beaumont/Cherry Valley |
| Subdivision | Azalea at the Fairways               |
| City        | Beaumont                             |
| County      | Riverside                            |
| Zip Code    | 92223                                |

## Amenities

|                |   |
|----------------|---|
| Amenities      | Clubhouse, Fitness Center, Fire Pit, Golf Course, Outdoor Cooking Area, Playground, Pool, Spa/Hot Tub, Tennis Court(s), Trail(s), Meeting/Banquet/Party Room, Meeting Room, Paddle Tennis |
| Parking Spaces | 2   |
| Parking        | Door-Multi, Garage Faces Front, Garage, Direct Access   |
| # of Garages   | 2   |
| Garages        | Door-Multi, Garage Faces Front, Garage, Direct Access   |
| View           | Hills   |
| Has Pool       | Yes   |
| Pool           | Community, In Ground, Association, Fenced, Heated   |

## Exterior

|                 |                               |
|-----------------|-------------------------------|
| Exterior        | Stucco, Spray Foam Insulation |
| Lot Description | ZeroToOneUnitAcre             |
| Roof            | Concrete                      |
| Construction    | Stucco, Spray Foam Insulation |

## Interior

|                   |   |
|-------------------|---|
| Interior Features | Open Floorplan, All Bedrooms Down, Pantry, Smart Home |
| Appliances        | Dishwasher, Gas Range, Microwave                      |
| Cooling           | Central Air, ENERGY STAR Qualified Equipment          |
| Fireplaces        | None  |
| # of Stories      | 1   |
| Stories           | One   |

**School Information**

|          |          |
|----------|----------|
| District | Beaumont |
| High     | Beaumont |

**Additional Information**

|                 |                    |
|-----------------|--------------------|
| Date Listed     | January 29th, 2025 |
| Days on Market  | 19                 |
| Zoning          | RES                |
| Short Sale      | N                  |
| RE / Bank Owned | N                  |

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