

\$1,288,800 - 3 Dogwood, Irvine

MLS® #OC25034365

\$1,288,800

2 Bedroom, 2.00 Bathroom, 1,224 sqft

Residential on 0 Acres

Terrace (TR), Irvine,

Step into this beautifully upgraded single-story home, where style, comfort, and modern elegance come together effortlessly. The open floor plan is designed for both entertaining and everyday living, featuring soaring ceilings, abundant natural light, and a striking white brick fireplace as the focal point of the spacious living room. An extra upstairs bedroom/office with heating, air conditioning, and additional storage provides versatile living space. Stay comfortable year-round with a premium high-end air conditioning unit.

The home boasts updated kitchen and backsplash with newer LG luxury appliances, custom-designed closets and cabinetry, and elegant wallpaper accents for a modern touch.

New aluminum double-pane windows and sliding glass doors enhance energy efficiency and natural light. Newer distressed hardwood laminate flooring flows seamlessly through the kitchen and living areas, adding warmth and sophistication.

Electrical upgrades include new outlets, switches, and enhanced lighting throughout the home. Enjoy serene outdoor living with a removable backyard pergola adorned with lights, perfect for entertaining.

Both bathrooms now feature extra-large, LED-lit, anti-fog vanity mirrors for a spa-like experience. Additional enhancements include new gutters surrounding the roof, a brand-new garage door and opener, and a sleek



epoxy-finished garage floor. Every detail of this home has been thoughtfully upgraded for luxury, comfort, and modern convenience. Don't miss this incredible opportunity!

The Terrace Community of University Park offers low-maintenance living, with the HOA maintaining exterior landscaping, leaving you responsible only for your private courtyard and backyard patio.

Community Amenities include beautiful greenbelts, pools, spa, Clubhouse, BBQ Area and playground. NO Mello-Roos and a low tax rate. Conveniently located near parks, top-rated schools- UCI & University- shopping centers, dining options, and major freeways, making commuting a breeze.

Built in 1974

Essential Information

MLS® #	OC25034365
Price	\$1,288,800
Bedrooms	2
Bathrooms	2.00
Full Baths	2
Square Footage	1,224
Acres	0.07
Year Built	1974
Type	Residential
Sub-Type	Single Family Residence
Style	Ranch
Status	Closed
Listing Agent	Ruth Bruno
Listing Office	Regency Real Estate Brokers

Community Information

Address	3 Dogwood
Area	UP - University Park

Subdivision	Terrace (TR)
City	Irvine
County	Orange
Zip Code	92612

Amenities

Amenities	Barbecue, Clubhouse, Maintenance Front Yard, Playground, Pool, Spa/Hot Tub, Sport Court, Tennis Court(s)
Utilities	Cable Available, Electricity Connected, Natural Gas Connected, Phone Available, Sewer Connected, Water Connected
Parking Spaces	2
Parking	Driveway, Garage, On Street
# of Garages	2
Garages	Driveway, Garage, On Street
View	Courtyard
Has Pool	Yes
Pool	Association, Community
Security	Carbon Monoxide Detector(s), Security System, Smoke Detector(s)

Exterior

Exterior	Concrete, Stucco
Exterior Features	Lighting, Rain Gutters
Lot Description	Back Yard, Front Yard, Lawn, Sprinkler System, Zero Lot Line, ZeroToOneUnitAcre
Windows	Blinds
Roof	Shingle
Construction	Concrete, Stucco
Foundation	Slab

Interior

Interior	Carpet, Laminate, Wood
Interior Features	All Bedrooms Down, Cathedral Ceiling(s), Ceiling Fan(s), Eat-in Kitchen, Main Level Primary, Open Floorplan, Pantry, Quartz Counters, Recessed Lighting, Storage, Track Lighting, Walk-In Closet(s)
Appliances	Dishwasher, Electric Cooktop, Electric Oven, Electric Range, Ice Maker, Microwave, Refrigerator, Vented Exhaust Fan, Water Heater
Heating	Central
Cooling	Central Air
Fireplace	Yes

Fireplaces	Living Room
# of Stories	1
Stories	One

School Information

District	Irvine Unified
Elementary	University
Middle	San Joaquin
High	University

Additional Information

Date Listed	February 10th, 2025
Days on Market	11
Short Sale	N
RE / Bank Owned	N

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