

# \$6,000 - 12 Rising Sun, Irvine

MLS® #OC25072793

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## \$6,000

4 Bedroom, 3.00 Bathroom, 2,339 sqft

Residential Lease on 0 Acres

Portisol (WDPT), Irvine,

Experience this spacious and open floorplan in the delightful community of Woodbury in Irvine. On the main floor you will enjoy a large family room w/cozy fireplace, a generous open dining area w/built-in desk and French doors to an expansive covered patio, a main floor bonus room/office (which can easily be converted to a 5th bedroom), powder room and a fully appointed kitchen w/gorgeous maple cabinetry, Caesarstone Quartz counters, large center island w/breakfast bar, and stainless appliances. The covered patio finished with colored concrete and slate border provides a wonderful spot for an afternoon BBQ, while the large grass area offers a place for kids/pets to play. The second level hosts 3 large bedrooms featuring European solid wood floors in a natural stain in addition to a luxurious master which boasts high-end wool carpet in a neutral tone, plantation shutters, recessed lighting, coffered ceiling and his/her closets.



Built in 2006

## Essential Information

MLS® #	OC25072793
Price	\$6,000
Bedrooms	4
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	2,339

Acres	0.08
Year Built	2006
Type	Residential Lease
Sub-Type	Single Family Residence
Status	Closed
Listing Agent	Claudia Chyang
Listing Office	International Home Realty

### **Community Information**

Address	12 Rising Sun
Area	WD - Woodbury
Subdivision	Portisol (WDPT)
City	Irvine
County	Orange
Zip Code	92620

### **Amenities**

Amenities	Barbecue, Clubhouse, Pool, Spa/Hot Tub, Tennis Court(s)
Utilities	Association Dues, Sewer Connected, Water Connected
Parking Spaces	2
Parking	Concrete, Direct Access, Driveway, Garage, Side By Side, Garage Faces Front
# of Garages	2
Garages	Concrete, Direct Access, Driveway, Garage, Side By Side, Garage Faces Front
View	Neighborhood
Has Pool	Yes
Pool	Association, Community
Security	Carbon Monoxide Detector(s), Smoke Detector(s)

### **Exterior**

Exterior	Stucco
Exterior Features	Rain Gutters
Lot Description	Back Yard, Front Yard, Lawn, Sprinkler System, Yard
Windows	Blinds, Custom Covering(s), Plantation Shutters, Drapes
Construction	Stucco

### **Interior**

Interior	Carpet, Tile, Wood
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Interior Features	Breakfast Bar, Separate/Formal Dining Room, Pantry, Recessed Lighting, Bedroom on Main Level, Walk-In Closet(s), All Bedrooms Up, Built-in Features, Coffered Ceiling(s), Open Floorplan, Stone Counters, Storage, Wired for Data
Appliances	Dishwasher, Disposal, Microwave, Convection Oven
Heating	Forced Air
Cooling	Central Air
Fireplace	Yes
Fireplaces	Family Room
# of Stories	2
Stories	Two

### **School Information**

District	Irvine Unified
Elementary	Woodbury
Middle	Jeffery Trail
High	Portola

### **Additional Information**

Date Listed	April 3rd, 2025
Days on Market	20
Short Sale	N
RE / Bank Owned	N

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