

# \$7,250 - 1 Tumbleweed, Irvine

MLS® #OC25076643

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## \$7,250

4 Bedroom, 3.00 Bathroom, 2,754 sqft  
Residential Lease on 0 Acres

Highlands Garden (HG), Irvine,

Welcome to 1 Tumbleweed, Irvine - A  
Fantastic 4-Bedroom Pool Home on a Huge  
Lot in Turtle Rock

Move to this beautiful, recently remodeled 4-bedroom, 2.5-bathroom home which sits on a desirable corner lot in the highly sought-after Turtle Rock neighborhood of The Highland Gardens. This pristine home features a private backyard oasis, complete with a sparkling pool and spa, perfect for entertaining or simply relaxing in style. Freshly painted interiors, new luxury plank vinyl flooring upstairs, new window treatments in all bedrooms, included washer, dryer and refrigerator and sizable secondary bedrooms are just a few features you can enjoy. As you enter, the inviting living room greets you with rich wood flooring, custom privacy shutters, and a cozy fireplace. The adjoining dining room offers ample space for both casual gatherings and formal occasions. The chef's kitchen, which overlooks the backyard, flows seamlessly into the family room and boasts high-end stainless steel appliances, custom built cabinetry, elegant granite countertops, and plenty of storage. An additional moveable center island with a butcher block top adds both warmth and functionality to the space. A separate laundry room and powder room complete the main floor. Upstairs, you'll find three generously sized secondary bedrooms, all with easy access to the well-appointed hall bathroom featuring dual sinks and a private shower room. The primary suite serves as a peaceful



retreat, complete with an adjoining office or flex space. The luxurious primary bathroom features a separate soaking tub, dual vanities, a private toilet room, and an oversized walk-in closet. This home also includes a spacious two-car garage with a long driveway and is located within a top-rated school district. It is just minutes from parks, shopping, and dining, offering the perfect combination of convenience and luxury. Whether you're relaxing by the pool, hosting a dinner party, or enjoying the serenity of the master suite, this home provides the ultimate living experience. Start making plans for summer get-togethers and BBQs now!

Built in 1979

### Essential Information

|                |                         |
|----------------|-------------------------|
| MLS® #         | OC25076643              |
| Price          | \$7,250                 |
| Bedrooms       | 4                       |
| Bathrooms      | 3.00                    |
| Full Baths     | 2                       |
| Half Baths     | 1                       |
| Square Footage | 2,754                   |
| Acres          | 0.20                    |
| Year Built     | 1979                    |
| Type           | Residential Lease       |
| Sub-Type       | Single Family Residence |
| Status         | Closed                  |
| Listing Agent  | Pegi Dirienzo           |
| Listing Office | Real Broker             |

### Community Information

|             |                       |
|-------------|-----------------------|
| Address     | 1 Tumbleweed          |
| Area        | TR - Turtle Rock      |
| Subdivision | Highlands Garden (HG) |
| City        | Irvine                |
| County      | Orange                |

Zip Code 92603

### **Amenities**

Utilities Association Dues, Gardener, Pool  
Parking Spaces 2  
Parking Direct Access, Driveway, Garage  
# of Garages 2  
Garages Direct Access, Driveway, Garage  
View Neighborhood  
Has Pool Yes  
Pool Association, Private

### **Exterior**

Lot Description Corner Lot, Front Yard, Yard, Sprinkler System  
Windows Double Pane Windows, Plantation Shutters, Screens, Shutters

### **Interior**

Interior Vinyl, Wood, Stone  
Interior Features Separate/Formal Dining Room, All Bedrooms Up, Walk-In Closet(s), Eat-in Kitchen  
Appliances Dishwasher, Gas Cooktop, Disposal, Microwave, Refrigerator, Dryer, Washer, Freezer, Self Cleaning Oven, Water To Refrigerator  
Heating Central, Forced Air  
Cooling Central Air  
Fireplace Yes  
Fireplaces Family Room, Living Room  
# of Stories 2  
Stories Two

### **School Information**

District Irvine Unified  
Elementary Bonita Canyon  
Middle Rancho San Joaquin  
High University

### **Additional Information**

Date Listed April 8th, 2025  
Days on Market 5  
Short Sale N

RE / Bank Owned    N

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