

# \$651,667 - 35216 Lopez Lane, Beaumont

MLS® #OC25099307

## \$651,667

5 Bedroom, 3.00 Bathroom, 2,833 sqft  
Residential on 0 Acres

Magnolia at The Fairways, Beaumont,

Brand new, energy-efficient home available NOW! You'll love the extra storage in the 3-bay tandem garage, perfect for sports and recreation equipment, seasonal decor, or landscaping tools. Inside, use the oversized upstairs loft for movie marathons or game nights. Meet Magnolia at The Fairways, an amenity-rich community of one and two-story, single-family residences now selling with professionally decorated models. Enjoy access to state-of-the-art amenities including pools, fitness center and acclaimed golf courses steps from your home. Groundbreaking energy-efficiency is also built seamlessly into every home in this community so you can spend less on utility bills and more on the things that matter most.\* 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® #         | OC25099307 |
| Price          | \$651,667  |
| Bedrooms       | 5          |
| Bathrooms      | 3.00       |
| Full Baths     | 3          |
| Square Footage | 2,833      |
| Acres          | 0.14       |
| Year Built     | 2025       |

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

## Community Information

|             |                                      |
|-------------|--------------------------------------|
| Address     | 35216 Lopez Lane                     |
| Area        | 263 - Banning/Beaumont/Cherry Valley |
| Subdivision | Magnolia at The Fairways             |
| City        | Beaumont                             |
| County      | Riverside                            |
| Zip Code    | 92223                                |

## Amenities

|                |   |
|----------------|---|
| Amenities      | Fitness Center, Pool, Spa/Hot Tub, Meeting/Banquet/Party Room, Meeting Room, Outdoor Cooking Area |
| Parking Spaces | 3   |
| Parking        | Direct Access, Driveway, Garage   |
| # of Garages   | 3   |
| Garages        | Direct Access, Driveway, Garage   |
| View           | Valley, Hills, Panoramic  |
| Has Pool       | Yes   |
| Pool           | Community, Heated, In Ground, Association   |

## Exterior

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

## Interior

|                   |  |
|-------------------|--|
| Interior          | Vinyl  |
| Interior Features | Open Floorplan, Pantry, Recessed Lighting, Bedroom on Main Level, Walk-In Pantry, Smart Home |
| Appliances        | Dishwasher, Gas Range, Microwave   |
| Cooling           | Central Air  |
| Fireplaces        | None   |
| # of Stories      | 2  |

Stories                      Two

**School Information**

District                      Beaumont  
High                              Beaumont

**Additional Information**

Date Listed                      May 16th, 2025  
Days on Market                54  
Zoning                            RES  
Short Sale                        N  
RE / Bank Owned              N

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