

# \$1,099,900 - 14772 Braeburn Road, Tustin

MLS® #OC25113515

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## \$1,099,900

3 Bedroom, 2.00 Bathroom, 1,348 sqft  
Residential on 0 Acres

Tustin Meadows (TM), Tustin,

Welcome to this charming single-level gem nestled in the heart of the highly sought-after Tustin Meadows community. This 3-bedroom, 2-bathroom, 1,348 home boasts an open and airy floor plan filled with natural light and high ceilings throughout. Step into the spacious living room, where soaring ceilings and large windows create a bright and welcoming atmosphere. The kitchen features a breakfast bar that flows seamlessly into the dining area and a versatile bonus space—perfect for a family room, home office, or playroom. Two sliding glass doors open to an entertainer’s™ backyard complete with a patio, firepit, and a large grassy area—ideal for summer barbecues, relaxing evenings, and making memories under the stars. The home offers three generously sized bedrooms, including a large primary suite with an ensuite bathroom and walk-in shower. Close to Centennial Park and the incredible amenities of Tustin Meadows—two clubhouses, multiple pools, playgrounds, and walking trails—plus easy access to The District, schools, and major freeways. Don’t™ miss your chance to call this wonderful home your own!



Built in 1969

## Essential Information

MLS® #	OC25113515
Price	\$1,099,900

Bedrooms	3
Bathrooms	2.00
Full Baths	2
Square Footage	1,348
Acres	0.12
Year Built	1969
Type	Residential
Sub-Type	Single Family Residence
Status	Closed
Listing Agent	Jennifer Matsumoto
Listing Office	Coldwell Banker Realty

### Community Information

Address	14772 Braeburn Road
Area	71 - Tustin
Subdivision	Tustin Meadows (TM)
City	Tustin
County	Orange
Zip Code	92780

### Amenities

Amenities	Clubhouse, Picnic Area, Playground, Pool, Spa/Hot Tub, Meeting Room, Sport Court
Parking Spaces	2
Parking	Direct Access, Driveway, Garage
# of Garages	2
Garages	Direct Access, Driveway, Garage
View	Neighborhood
Has Pool	Yes
Pool	Community, Association

### Exterior

Lot Description	ZeroToOneUnitAcre, Front Yard, Lawn, Landscaped
Windows	Double Pane Windows

### Interior

Interior	Laminate, Tile
Interior Features	Breakfast Bar, Ceiling Fan(s), High Ceilings, Recessed Lighting, All Bedrooms Down, Bedroom on Main Level, Main Level Primary

Appliances	Dishwasher, Electric Cooktop, Electric Oven, Microwave, Refrigerator, Freezer
Heating	Forced Air
Cooling	Central Air
Fireplace	Yes
Fireplaces	Living Room
# of Stories	1
Stories	One

### **School Information**

District	Tustin Unified
Elementary	Nelson
Middle	Sycamore
High	Tustin

### **Additional Information**

Date Listed	May 16th, 2025
Days on Market	5
Short Sale	N
RE / Bank Owned	N

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