

# **\$2,249,990 - 79 Merit, Irvine**

MLS® #OC25124302

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## **\$2,249,990**

4 Bedroom, 5.00 Bathroom, 3,222 sqft  
Residential on 0 Acres

Lyra at Luna Park, Irvine,

Welcome to the MODEL of Lyra Residence 1, the most popular home in this luxury collection of homes offered by Lennar! This 2 Story home with a gorgeous, open and spacious living area. The home is tastefully finished and decorated and you may even purchase the furniture and furnishings within. The private yard space is beautifully improved with a beautiful outdoor kitchen. This area opens up to the outside with beautiful multi-sliders on 2 sides to expand your living area and perfect for entertaining. The gourmet kitchen includes high end appliances including a built in refrigerator and a very large pantry fitted with very clever shelving for storage of all your kitchen gadgets. There is a large ensuite bedroom on the first level in addition to the powder bath. The owner's suite has an spacious retreat and elegant bath. Two more bedrooms upstairs with walk-in closets and linen cabinets provides for plenty of storage. The laundry room is huge and has a sink too! The details are what makes a Lennar home great as well as the simplicity of our purchasing process saving you time and money. Our buyers choose from a 25 year Solar Lease or a Purchase. Financing is offered by Lennar Mortgage and a \$50,000 closing cost credit is available. The location of this home is awesome ~ right across from the 13 acre Luna Park which will be complete soon! Start living the Great Park Life!



Built in 2025

## Essential Information

MLS® #	OC25124302
Price	\$2,249,990
Bedrooms	4
Bathrooms	5.00
Full Baths	4
Half Baths	1
Square Footage	3,222
Acres	0.10
Year Built	2025
Type	Residential
Sub-Type	Condominium
Status	Closed
Listing Agent	Cesi Pagano
Listing Office	Keller Williams Realty

## Community Information

Address	79 Merit
Area	GP - Great Park
Subdivision	Lyra at Luna Park
City	Irvine
County	Orange
Zip Code	92618

## Amenities

Amenities	Fire Pit, Maintenance Grounds, Barbecue, Picnic Area, Pool, Bocce Court, Clubhouse, Maintenance Front Yard, Meeting Room, Outdoor Cooking Area, Pets Allowed, Playground, Recreation Room, Security, Spa/Hot Tub, Sport Court, Trail(s)
Parking Spaces	2
Parking	Direct Access, Garage, Garage Door Opener, Garage Faces Rear
# of Garages	2
Garages	Direct Access, Garage, Garage Door Opener, Garage Faces Rear
View	None
Has Pool	Yes
Pool	Community, Association
Security	Carbon Monoxide Detector(s), Fire Sprinkler System, Smoke Detector(s)

## Exterior

Exterior	Stucco, Drywall, Frame
Windows	Low Emissivity Windows, Screens
Construction	Stucco, Drywall, Frame
Foundation	Slab

## Interior

Interior	Carpet, Tile
Interior Features	Breakfast Bar, Built-in Features, Bedroom on Main Level, Loft, Walk-In Closet(s), Open Floorplan, Pantry, Recessed Lighting, Storage, Unfurnished, Walk-In Pantry
Appliances	Dishwasher, Microwave, Refrigerator, Tankless Water Heater, Disposal, ENERGY STAR Qualified Appliances, Gas Cooktop
Heating	Central
Cooling	Central Air
Fireplaces	None
# of Stories	2
Stories	Two

## School Information

District	Saddleback Valley Unified
Elementary	Rancho Canada
Middle	Serrano Intermediate
High	El Toro

## Additional Information

Date Listed	June 3rd, 2025
Days on Market	24
Short Sale	N
RE / Bank Owned	N

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