

\$995,000 - 10 Greenbriar # 31, Irvine

MLS® #OC25126220

\$995,000

2 Bedroom, 2.00 Bathroom, 1,282 sqft

Residential on 0 Acres

Townhomes (TH), Irvine,

Opportunity to own a **SINGLE-LEVEL**

2-bedroom, 2-bath Inside the Loop home in the heart of Woodbridge. This property sits on an **EXCEPTIONALLY LARGE LOT** with a slate patio, offering space rarely found at this price point. It needs work, but offers strong potential for the right buyer to add value. The home features an open-concept living and dining area with high ceilings, a fireplace, and sliding glass doors that bring in natural light and open to the backyard. The kitchen includes a breakfast counter bar, gas stove, recessed lighting, and an abundance of cabinetry, along with room for a casual dining area. The primary suite includes a **WALK-IN CLOSET**, dual vanities, and a full bath with shower over tub. The second bedroom is currently used as an office but can easily serve as a bedroom, gym, or flex space. Additional features include a spacious **2-CAR GARAGE**, central AC and heating, and no interior steps. Located in the Townhomes neighborhood with access to Woodbridge™'s unmatched resort-style amenities: two lakes, 22 pools and spas, tennis and pickleball courts, parks, and more. Served by top-rated Irvine Unified schools: Eastshore Elementary, Lakeside Middle, and Woodbridge High. NO MELLO-ROOS and low HOA. This is a rare opportunity to own a home with upside in one of Irvine™'s most established communities. Schedule a tour and explore the possibilities.



Built in 1980

Essential Information

MLS® #	OC25126220
Price	\$995,000
Bedrooms	2
Bathrooms	2.00
Full Baths	2
Square Footage	1,282
Acres	0.00
Year Built	1980
Type	Residential
Sub-Type	Condominium
Style	Contemporary
Status	Closed
Listing Agent	Debbie Sagorin
Listing Office	Coldwell Banker Realty

Community Information

Address	10 Greenbriar # 31
Area	WB - Woodbridge
Subdivision	Townhomes (TH)
City	Irvine
County	Orange
Zip Code	92604

Amenities

Amenities	Sport Court, Outdoor Cooking Area, Other Courts, Barbecue, Picnic Area, Playground, Pool, Spa/Hot Tub, Tennis Court(s), Pickleball
Parking Spaces	2
Parking	Garage
# of Garages	2
Garages	Garage
View	Neighborhood
Has Pool	Yes
Pool	Association
Security	Carbon Monoxide Detector(s), Smoke Detector(s)

Exterior

Exterior	Stucco
Exterior Features	Rain Gutters

Lot Description	Near Park, Yard
Construction	Stucco

Interior

Interior	Carpet, Tile
Interior Features	Breakfast Bar, High Ceilings, Open Floorplan, Recessed Lighting, All Bedrooms Down, Bedroom on Main Level, Main Level Primary, Primary Suite, Walk-In Closet(s), Built-in Features
Appliances	Dishwasher, Disposal, Gas Range, Microwave, Refrigerator
Heating	Central
Cooling	Central Air
Fireplace	Yes
Fireplaces	Living Room
# of Stories	1
Stories	One

School Information

District	Irvine Unified
Elementary	Eastshore
Middle	Lakeside
High	Woodbridge

Additional Information

Date Listed	June 18th, 2025
Days on Market	19
Short Sale	N
RE / Bank Owned	N

Based on information from California Regional Multiple Listing Service, Inc. as of February 5th, 2026 at 8:58pm PST. This information is for your personal, non-commercial use and may not be used for any purpose other than to identify prospective properties you may be interested in purchasing. Display of MLS data is usually deemed reliable but is NOT guaranteed accurate by the MLS. Buyers are responsible for verifying the accuracy of all information and should investigate the data themselves or retain appropriate professionals. Information from sources other than the Listing Agent may have been included in the MLS data. Unless otherwise specified in writing, Broker/Agent has not and will not verify any information obtained from other sources. The Broker/Agent providing the information contained herein may or may not have been the Listing and/or Selling Agent.