

\$2,988,880 - 121 Drumbeat, Irvine

MLS® #OC25178044

\$2,988,880

4 Bedroom, 5.00 Bathroom, 3,225 sqft
Residential on 0 Acres

Cielo at Portola Springs Village, Irvine,

Highly desirable Portola Springs 3,225 sq. ft, single family residence available! This beautiful 2-story home features an open concept floorplan and a premium hilltop location. Downstairs features stylish Kitchen with upgraded cabinets, quartz counters, Wolf stainless steel appliances and large island with seating. Great Room opens to Dining and Kitchen, guest bedroom with private bath and powder room completes the downstairs. Upstairs is the grand Primary suite with large bathroom and huge closet, two more bedrooms, loft and laundry. The charming Portola Springs community features several Jr. Olympic pools, wading pools, parks with shade structures, tot lots, BBQ's and picnic areas, basketball, volleyball tennis; and pickleball courts, walking trails and playgrounds. The Portola Springs Community Park has a Community Center, lighted softball and soccer fields and more all with an HOA of less than 200/Month: Fantastic Irvine location is close to shopping, dining, freeways, recreation and excellent schools.



Built in 2025

Essential Information

MLS® #	OC25178044
Price	\$2,988,880
Bedrooms	4
Bathrooms	5.00

Full Baths	4
Half Baths	1
Square Footage	3,225
Acres	0.10
Year Built	2025
Type	Residential
Sub-Type	Single Family Residence
Status	Closed
Listing Agent	Cesi Pagano
Listing Office	Keller Williams Realty

Community Information

Address	121 Drumbeat
Area	PS - Portola Springs
Subdivision	Cielo at Portola Springs Village
City	Irvine
County	Orange
Zip Code	92618

Amenities

Amenities	Clubhouse, Pickleball, Pool, Pets Allowed, Spa/Hot Tub, Tennis Court(s), Trail(s), Barbecue, Call for Rules, Outdoor Cooking Area, Picnic Area, Playground, Sport Court
Parking Spaces	2
Parking	Direct Access, Driveway, Garage, Garage Door Opener, Paved
# of Garages	2
Garages	Direct Access, Driveway, Garage, Garage Door Opener, Paved
View	Hills, Mountain(s), Neighborhood, Panoramic
Has Pool	Yes
Pool	Community, Association
Security	Carbon Monoxide Detector(s), Fire Detection System, Smoke Detector(s), Fire Sprinkler System

Exterior

Exterior	Stucco
Exterior Features	Rain Gutters
Lot Description	Back Yard, Close to Clubhouse, Front Yard, Yard, Near Park
Windows	Double Pane Windows, Screens
Roof	Concrete, Tile

Construction	Stucco
Foundation	Slab

Interior

Interior	Carpet, Tile
Interior Features	Breakfast Bar, High Ceilings, Open Floorplan, Pantry, Recessed Lighting, Storage, Bedroom on Main Level, Walk-In Pantry, Walk-In Closet(s), Eat-in Kitchen, Quartz Counters, Two Story Ceilings, Unfurnished
Appliances	SixBurnerStove, Dishwasher, Disposal, Gas Oven, Gas Range, Microwave, Range Hood, Tankless Water Heater, Convection Oven, Double Oven, Exhaust Fan, Hot Water Circulator, Self Cleaning Oven
Heating	Central, Heat Pump, Zoned
Cooling	Central Air, Heat Pump, Whole House Fan, Zoned
Fireplaces	None
# of Stories	2
Stories	Two

School Information

District	Irvine Unified
Middle	Jeffery Trail
High	Portola

Additional Information

Date Listed	August 7th, 2025
Days on Market	22
Short Sale	N
RE / Bank Owned	N

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