

# **\$1,048,800 - 34595 Collier Falls Court, Temecula**

MLS® #OC25180600

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**\$1,048,800**

5 Bedroom, 4.00 Bathroom, 3,763 sqft

Residential on 0 Acres

N/A, Temecula,

This is 35495 Collier Falls â€” an exceptional residence WITH ONE BEDROOM DOWN in the highly sought-after Morgan Valley Estates of Temecula. Located at the end of a quiet cul-de-sac, this distinguished home blends timeless design with modern comforts, creating a setting ideal for families, professionals, and multigenerational living. Through the elegant arched entry, youâ€™re welcomed by high ceilings and a spacious feel. Just off the foyer, a dedicated office with its own walk-in closet offers the flexibility to serve as a 6TH BEDROOM. A formal dining room, conveniently placed near the kitchen, makes hosting effortless, while a nearby powder room ensures comfort for guests. At the heart of the home, the kitchen features a generous island, stainless steel appliances with double oven, abundant cabinetry, and a breakfast area with built-in desk. Both a butlerâ€™s pantry and walk-in food pantry provide exceptional storage and connect seamlessly to the dining room for memorable gatherings. The kitchen flows into the spacious family room, where plantation shutters and a custom entertainment center frame a cozy fireplace. The lower level also includes a private bedroom with an ADA-compliant ensuite bathroom ideal for guests or multigenerational households seeking comfort and accessibility. Upstairs, a versatile loft awaits your personal touch, perfect as a game room, lounge, or study. The primary suite serves as a luxurious retreat with dual walk-in closets, a soaking tub,



oversized shower with dual heads, and separate vanities for everyday ease. A built-in desk and linen storage line the hallway leading to three additional bedrooms and a laundry room with utility sink, balancing function with style. Outdoors, mature landscaping, palms, and stamped concrete create a private backdrop for entertaining or relaxation. A California room with fireplace extends living space year-round, while the side yard offers room for gardening or play. Additional highlights include a four-car garage with EV charging, soft pro water system, dual SEER 16-rated AC units, and rain guttersâ€™ details that elevate both comfort and efficiency. As a resident of Morgan Valley Estates, youâ€™™ll enjoy access to the Morgan Hill Clubhouse with resort-style amenities including pool, spa, tennis and pickleball courts, fitness center, game rooms, and more. Add in proximity to award-winning schools such as Great Oak High, and this home represents not only an exceptional property but an unparalleled lifestyle.

Built in 2012

**Essential Information**

MLS® #	OC25180600
Price	\$1,048,800
Bedrooms	5
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	3,763
Acres	0.30
Year Built	2012
Type	Residential
Sub-Type	Single Family Residence
Style	Spanish
Status	Closed

Listing Agent	Chris Taylor
Listing Office	Keller Williams Realty

## Community Information

Address	34595 Collier Falls Court
Area	SRCAR - Southwest Riverside County
Subdivision	N/A
City	Temecula
County	Riverside
Zip Code	92592

## Amenities

Amenities	Clubhouse, Fitness Center, Maintenance Grounds, Playground, Pool, Spa/Hot Tub, Tennis Court(s), Billiard Room, Meeting/Banquet/Party Room, Recreation Room
Utilities	Electricity Available, Natural Gas Connected, Sewer Connected, Water Connected
Parking Spaces	4
Parking	Garage
# of Garages	4
Garages	Garage
View	Hills, Panoramic, Valley, Vineyard
Has Pool	Yes
Pool	Community, Association
Security	Carbon Monoxide Detector(s), Fire Detection System, Smoke Detector(s), Fire Sprinkler System

## Exterior

Exterior Features	Rain Gutters
Lot Description	Back Yard, Close to Clubhouse, Cul-De-Sac, Front Yard, Sprinklers In Rear, Sprinklers In Front, Lawn, Landscaped, Near Park, Rectangular Lot, Sprinkler System, Street Level, Yard, Sprinklers Timer
Windows	Double Pane Windows
Roof	Spanish Tile
Foundation	Slab

## Interior

Interior	Carpet, Tile
Interior Features	Breakfast Bar, Ceiling Fan(s), Separate/Formal Dining Room, Eat-in Kitchen, High Ceilings, Open Floorplan, Pantry, Recessed Lighting, Bedroom on Main

	Level, Loft, Walk-In Closet(s), Built-in Features, Granite Counters, Storage, Walk-In Pantry
Appliances	Built-In Range, Convection Oven, Double Oven, Dishwasher, Electric Oven, Disposal, Gas Range, Gas Water Heater, Microwave, Range Hood, Self Cleaning Oven, Water To Refrigerator, Electric Range, Warming Drawer, Water Softener
Heating	Central, Electric, Forced Air, Fireplace(s), ENERGY STAR Qualified Equipment
Cooling	Central Air, Dual, Electric, ENERGY STAR Qualified Equipment, Whole House Fan
Fireplace	Yes
Fireplaces	Family Room, Gas, Outside
# of Stories	2
Stories	Two

### **School Information**

District	Temecula Unified
Elementary	Tony Tobin
Middle	Vail Ranch
High	Great Oak

### **Additional Information**

Date Listed	August 28th, 2025
Days on Market	3
Zoning	SP ZONE
Short Sale	N
RE / Bank Owned	N

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