

\$709,900 - 769 Augusta, Perris

MLS® #OC25279837

\$709,900

6 Bedroom, 5.00 Bathroom, 3,218 sqft
Residential on 0 Acres

N/A, Perris,

WELCOME TO THE AMAZING TRATFORD PLACE COMMUNITY and Discover Modern Living at Its Finest in this stunning 2022-built home, showcasing premium upgrades, exceptional craftsmanship, and an ideal layout designed for comfort, elegance, and versatility.



Featuring 6 spacious bedrooms and 4.5 beautifully appointed bathrooms, this residence offers three private master suites, making it perfect for multi-generational living or anyone seeking unmatched convenience and space. Two master suites are thoughtfully located on the main floor, while the third master suite is situated upstairs providing a secluded loft for added privacy.

Enjoy long-term energy efficiency and remarkable savings with a PAID-OFF full solar panel system with battery backup—a valuable benefit for today’s modern lifestyle.

The main floor welcomes you into an open-concept layout with high vaulted ceilings and white color paint. Featuring a bright interior, an inviting dining area, and a modern kitchen equipped with shaker-style cabinetry, quartz countertops, a large center island, stainless steel appliances, and a spacious walk-in pantry.

Upstairs, you’ll find four additional bedrooms and two full bathrooms, providing ample space for family, guests, or a home

office setup.

Step outside to your private backyard, complete with an expansive concrete patio, vinyl fence, garden-ready planting area, and a premium hardtop aluminum gazebo—perfect for year-round relaxation or entertaining.

The fully irrigated, custom-designed front and back yards, along with an attached 2-car garage featuring upgraded epoxy flooring, further enhance the home's appeal.

Located just minutes from Lake Perris, local parks, shopping, dining, and convenient access to the 215 freeway, this home offers both comfort and accessibility.

With over \$75,000 in builder and owner upgrades, NO HOA, paid-off solar, and true move-in readiness, this exceptional property stands out as a rare opportunity in a fantastic neighborhood.

Don't miss your chance to make this extraordinary home yours.

Built in 2022

Essential Information

MLS® #	OC25279837
Price	\$709,900
Bedrooms	6
Bathrooms	5.00
Full Baths	4
Half Baths	1
Square Footage	3,218
Acres	0.14
Year Built	2022
Type	Residential
Sub-Type	Single Family Residence

Status	Closed
Listing Agent	Veronica Ivy
Listing Office	HomeSmart, Evergreen Realty

Community Information

Address	769 Augusta
Area	SRCAR - Southwest Riverside County
Subdivision	N/A
City	Perris
County	Riverside
Zip Code	92571

Amenities

Utilities	Cable Connected, Electricity Connected, Natural Gas Connected, Sewer Connected, Water Connected
Parking Spaces	2
Parking	Garage, Door-Multi, On Site, Paved
# of Garages	2
Garages	Garage, Door-Multi, On Site, Paved
View	Neighborhood
Pool	None
Security	Carbon Monoxide Detector(s), Smoke Detector(s)

Exterior

Exterior	Stucco
Lot Description	Front Yard, Landscaped, Level, Sprinklers In Rear, Sprinkler System, Street Level
Windows	Double Pane Windows
Roof	Flat Tile, Tile
Construction	Stucco
Foundation	Slab

Interior

Interior	Carpet, Vinyl
Interior Features	Pantry, All Bedrooms Down, Bedroom on Main Level, Walk-In Closet(s), All Bedrooms Up, Cathedral Ceiling(s)
Appliances	Dishwasher, Disposal, Gas Range, Refrigerator, Water Heater, Range Hood
Heating	Central, Solar
Cooling	Central Air

Fireplaces	None
# of Stories	2
Stories	Two

School Information

District	Val Verde
----------	-----------

Additional Information

Date Listed	December 22nd, 2025
Days on Market	19
Short Sale	N
RE / Bank Owned	N

Based on information from California Regional Multiple Listing Service, Inc. as of April 18th, 2026 at 7:41pm PDT. 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.