

# **\$1,311,000 - 30955 De Portola Road, Temecula**

MLS® #SW24211738

**\$1,311,000**

3 Bedroom, 2.00 Bathroom, 2,435 sqft

## Residential on 3 Acres

N/A, Temecula,

Location is key with this 2435 sf single story in south Temecula. Only a community horse trail separates Temecula Valley Hospital from this 2.75 acre horse property with a barn/stable as well and multiple arena/fenced areas. There are hard flooring surfaces throughout ( tile) and a beautiful wood burning brick fireplace in the family room plus another iron fireplace in the kitchen. The kitchen has slab granite with stainless steel appliances and sage cabinets. This home is a fantastic investment opportunity for the savvy buyer or the long term home for the right buyer. There is a large sunroom built onto the home as well. Newer roof & water heater installed. Would be great for hospital employees, traveling nurses, doctors or other affiliated individuals. There is plenty of room to build a ADU, pool or expand on the home. This home is close to shopping, great restaurants and award winning schools!

**THIS HOME IS A BANKRUPTCY SALE AND REQUIRES TRUSTEE APPROVAL and 24 hours notice \*\***



Built in 1977

## Essential Information

MLS® #	SW24211738
Price	\$1,311,000
Bedrooms	3
Bathrooms	2.00
Full Baths	2

Square Footage	2,435
Acres	2.74
Year Built	1977
Type	Residential
Sub-Type	Single Family Residence
Status	Closed
Listing Agent	Goran Forss
Listing Office	Team Forss Realty Group

## Community Information

Address	30955 De Portola Road
Area	SRCAR - Southwest Riverside County
Subdivision	N/A
City	Temecula
County	Riverside
Zip Code	92592

## Amenities

Amenities	Horse Trails, Other
Parking Spaces	2
Parking	Circular Driveway, Direct Access, Driveway, Driveway Level, Garage, Garage Faces Front, Paved, Private, RV Access/Parking, RV Potential
# of Garages	2
Garages	Circular Driveway, Direct Access, Driveway, Driveway Level, Garage, Garage Faces Front, Paved, Private, RV Access/Parking, RV Potential
View	Hills, Mountain(s), Neighborhood
Pool	None
Security	Carbon Monoxide Detector(s), Smoke Detector(s)

## Exterior

Lot Description	Agricultural, Horse Property, Lot Over 40000 Sqft, Near Park, Paved, Street Level
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## Interior

Interior Features	All Bedrooms Down, Bedroom on Main Level, Built-in Features, Granite Counters, Main Level Primary, Primary Suite, Recessed Lighting
Heating	Central
Cooling	See Remarks
Fireplace	Yes

Fireplaces	Family Room
# of Stories	1
Stories	One

## School Information

District	Temecula Unified
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## Additional Information

Date Listed	October 10th, 2024
Days on Market	96
Zoning	RA
Short Sale	N
RE / Bank Owned	N

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