

# **\$1,350,000 - 41744 Mesquite Lane, Murrieta**

MLS® #SW25005829

**\$1,350,000**

5 Bedroom, 4.00 Bathroom, 2,971 sqft

Residential on 0 Acres

N/A, Murrieta,

41744 Mesquite Lane offers 2 homes on a nearly 1/2 acre corner lot in the sought after community of Country Gate in West Murrieta. The main house features 2,155 sf with 4 bedrooms, 2 full bathrooms, and 12ft ceilings. New luxury vinyl flooring installed throughout, with carpet in the bedrooms. The paid off 32 panel solar system allows for no electricity bills, and the whole house fan keep this home comfortable throughout the year. The kitchen features stainless steel appliances, a double oven, large walk in pantry, and separate dining room. The oversized primary bedroom has an en-suite bathroom with a custom barn door for privacy, large walk in closet with built in organizers, separate shower and soaking tub, and a makeup vanity. The laundry room features included washer and dryer, with plenty of storage cabinets and access to the backyard. The detached 816 sf ADU, built in 2022, features an open concept floorplan with 1 bedroom, 1 bathroom, and 10ft ceilings. The full sized kitchen includes quartz counters, a farmhouse sink, and stainless steel appliances. The bedroom has a large walk in closet, and the bathroom is complete with a tiled curb-less entry shower and included stackable washer and dryer. With a private gated entry and separate driveway, this second residence is perfect for extended family or used for income potential. The long driveway is perfect for RV/boat storage, and includes a 50amp panel and RV hookups. An exterior bathroom and outdoor shower



accompany the pool, spa, and built in BBQ for a true entertainers paradise! A detached 3 car garage with additional exterior storage area provides room for additional parking or hobbies. With low taxes and no HOA, this one of a kind property is a must see!

Built in 2004

## Essential Information

MLS® #	SW25005829
Price	\$1,350,000
Bedrooms	5
Bathrooms	4.00
Full Baths	4
Square Footage	2,971
Acres	0.47
Year Built	2004
Type	Residential
Sub-Type	Single Family Residence
Status	Closed
Listing Agent	Samantha Stephens
Listing Office	Buy Invest Sell

## Community Information

Address	41744 Mesquite Lane
Area	SRCAR - Southwest Riverside County
Subdivision	N/A
City	Murrieta
County	Riverside
Zip Code	92562

## Amenities

Utilities	Electricity Connected, Natural Gas Connected, Sewer Connected, Water Connected
Parking Spaces	3
Parking	Driveway, Garage, RV Access/Parking, RV Gated, RV Hook-Ups
# of Garages	3
Garages	Driveway, Garage, RV Access/Parking, RV Gated, RV Hook-Ups

View	Neighborhood
Has Pool	Yes
Pool	Heated, In Ground, Diving Board, Private
Security	Smoke Detector(s)

## Exterior

Exterior Features	Barbecue, Rain Gutters
Lot Description	Back Yard, Corner Lot, Cul-De-Sac, Sprinklers In Front, Sprinklers In Rear, Sprinkler System, Yard
Windows	Blinds, Screens, Shutters
Roof	Tile
Foundation	Slab

## Interior

Interior	Carpet, Vinyl
Interior Features	Ceiling Fan(s), Eat-in Kitchen, High Ceilings, Pantry, Recessed Lighting, Separate/Formal Dining Room, Tile Counters, Walk-In Closet(s), Walk-In Pantry
Appliances	Dishwasher, Disposal, Double Oven, Dryer, Gas Cooktop, Microwave, Washer
Heating	Central, Fireplace(s)
Cooling	Central Air, Whole House Fan
Fireplace	Yes
Fireplaces	Family Room
# of Stories	1
Stories	One

## School Information

District	Murrieta
Elementary	Murrieta
Middle	Thompson
High	Murrieta

## Additional Information

Date Listed	January 9th, 2025
Days on Market	77
Short Sale	N
RE / Bank Owned	N

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