

\$405,000 - 28301 Portsmouth Drive, Menifee

MLS® #SW25015784

\$405,000

2 Bedroom, 2.00 Bathroom, 1,778 sqft
Residential on 0 Acres

N/A, Menifee,

Looking for the perfect retirement home in a vibrant 55+ community? Look no further! Welcome to 28301 Portsmouth, a beautifully maintained 2-bedroom, 2-bath single-story home located in the highly desirable C.O.R.E. community of Sun City. Enjoy the best of retirement living with top-notch amenities provided by the Sun City Civic Association, including pools, pickleball courts, wood shop, craft rooms, and more! This home has been lovingly updated, with many of the major upgrades already completed. The exterior boasts a new roof, fresh paint, and newer exterior siding, all showing pride of ownership. Inside, you'll find a modern kitchen that has been fully remodeled with solid wood cabinetry, granite countertops with a custom tile backsplash, and stainless steel appliances. It's a chef's dream, featuring ample counter space, a large stainless steel sink, and a sleek nickel-plated pull-out faucet. The open-concept living and dining area transitions seamlessly into a spacious family room, creating a perfect space for entertaining or relaxing. The home features elegant ceramic tile flooring, crown molding, and warm custom paint colors throughout. The family room also includes custom built-ins and double ceiling fans. Step outside to the covered patio, with a large, low-maintenance aluminum patio cover that provides shade throughout the day. There's also an enclosed sunroom off the patio and an additional storage shed for your convenience. Both bedrooms are spacious



enough to accommodate king-size furniture and include ceiling fans for added comfort. The bathrooms have been completely remodeled with new vanities, granite countertops, updated lighting, and stunning custom tile work. Additional Highlights include a newer heating unit, new water heater, and updated plumbing from the house to the street (a key concern in this neighborhood). There is a oversized 2-car garage with extra space for a workshop or golf cart and a separate indoor laundry/mud room with easy access to the patio. This fantastic home also offers affordable HOA dues and a low, senior friendly tax rate. 28301 Portsmouth is located in one of California's fastest-growing communities, this home offers an exceptional living experience in a prime location. Don't miss your chance to own this beautiful, move-in-ready home. Schedule a showing today!

Built in 1969

Essential Information

MLS® #	SW25015784
Price	\$405,000
Bedrooms	2
Bathrooms	2.00
Full Baths	2
Square Footage	1,778
Acres	0.19
Year Built	1969
Type	Residential
Sub-Type	Single Family Residence
Style	Traditional
Status	Closed
Listing Agent	Chris Blasic
Listing Office	Clear Edge Realty

Community Information

Address	28301 Portsmouth Drive
Area	SRCAR - Southwest Riverside County
Subdivision	N/A
City	Menifee
County	Riverside
Zip Code	92586

Amenities

Amenities	Barbecue, Billiard Room, Bocce Court, Clubhouse, Fitness Center, Outdoor Cooking Area, Pickleball, Picnic Area, Pool, Spa/Hot Tub, Sport Court
Utilities	Electricity Connected, Water Connected
Parking Spaces	2
Parking	Door-Multi, Driveway, Garage
# of Garages	2
Garages	Door-Multi, Driveway, Garage
View	Hills
Has Pool	Yes
Pool	Association
Security	Smoke Detector(s), Window Bars

Exterior

Exterior	Concrete
Lot Description	Back Yard, Rectangular Lot, Sprinkler System
Windows	Double Pane Windows
Roof	Composition
Construction	Concrete
Foundation	Slab

Interior

Interior	Carpet, Tile
Interior Features	All Bedrooms Down, Ceiling Fan(s), Ceramic Counters, Crown Molding, Granite Counters, Separate/Formal Dining Room, Walk-In Closet(s)
Appliances	Dishwasher, Disposal, Electric Oven, Electric Range
Heating	Central
Cooling	Central Air
Fireplaces	None
# of Stories	1
Stories	One

School Information

District

Perris Union High

Additional Information

Date Listed	January 23rd, 2025
Days on Market	19
Zoning	R-1
Short Sale	N
RE / Bank Owned	N

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