

# \$525,000 - 40621 Via Amapola, Murrieta

MLS® #SW25038997

**\$525,000**

2 Bedroom, 3.00 Bathroom, 1,722 sqft

Residential on 0 Acres

N/A, Murrieta,

Welcome to this charming 2-bedroom, 2.5-bathroom home nestled in the serene 55+ gated community of The Colony, offering the perfect blend of comfort and convenience.

Situated on a quiet cul-de-sac with breathtaking golf course views, this property is a peaceful retreat you'll be proud to call home. Inside, enjoy spacious living areas filled with natural light, ideal for both relaxation and entertaining. The well-appointed kitchen and inviting dining space create a welcoming atmosphere. Step outside to your private patio, where you can soak in stunning views of the lush greens, providing the ultimate backdrop for morning coffee or evening sunsets. The community itself is packed with amenities to enhance your lifestyle—take a dip in the sparkling pools, play a match on the tennis courts, or gather with friends and neighbors at the clubhouse for regular events and activities. Don't miss the chance to live in this sought-after, vibrant community, where every day feels like a vacation.



CRMLS

Built in 1989

## Essential Information

MLS® #	SW25038997
Price	\$525,000
Bedrooms	2
Bathrooms	3.00
Full Baths	2

Half Baths	1
Square Footage	1,722
Acres	0.12
Year Built	1989
Type	Residential
Sub-Type	Single Family Residence
Status	Closed
Listing Agent	Joshua Sutton
Listing Office	Magnum Realty Group Inc.

## Community Information

Address	40621 Via Amapola
Area	SRCAR - Southwest Riverside County
Subdivision	N/A
City	Murrieta
County	Riverside
Zip Code	92562

## Amenities

Amenities	Clubhouse, Sport Court, Meeting Room, Spa/Hot Tub, Game Room
Parking Spaces	2
# of Garages	2
View	City Lights, Mountain(s), Neighborhood, Golf Course
Has Pool	Yes
Pool	Community

## Exterior

Lot Description	Back Yard, Front Yard, Landscaped
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## Interior

Interior	Carpet, Tile
Interior Features	Separate/Formal Dining Room, Eat-in Kitchen, Bedroom on Main Level, Loft, Main Level Primary, Primary Suite
Appliances	Dishwasher, Gas Cooktop, Gas Water Heater, Microwave, Refrigerator, Water Heater, Dryer, Washer
Heating	Central
Cooling	Central Air
Fireplace	Yes
Fireplaces	Family Room

# of Stories	2
Stories	Two

## School Information

District	Murrieta
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## Additional Information

Date Listed	February 21st, 2025
Days on Market	9
Short Sale	N
RE / Bank Owned	N

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