

# **\$800,000 - 44975 Bouchaine Street, Temecula**

MLS® #SW25039675

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## **\$800,000**

4 Bedroom, 3.00 Bathroom, 2,102 sqft

Residential on 0 Acres

N/A, Temecula,

Move in ready single story Morgan Hill home located right around the corner from the award winning clubhouse. This beautifully maintained property offers a spacious and open floor plan designed for modern living. The inviting living room is filled with natural light, creating a warm and welcoming atmosphere. The kitchen is a chef's dream, featuring granite countertops, ample cabinetry, stainless steel appliances, and a large island—ideal for meal prep and entertaining. The kitchen opens into the family room creating a huge great room.

The primary suite is a true retreat, complete with a walk-in closet and an ensuite bathroom featuring dual sinks, a soaking tub, and a separate shower. Additional bedrooms are generously sized, offering flexibility for family, guests, or a home office.

Step outside to enjoy the beautifully landscaped private backyard. With no neighbors behind this yard is perfect for outdoor entertaining, relaxing, or enjoying Temecula's year-round sunshine. Peach and a very well producing grapefruit tree on side yard. Whether hosting barbecues or unwinding in the tranquil setting, this backyard is sure to impress.

Additional highlights of this home include a spacious three-car garage, indoor laundry room and water softener



Located in a prime Temecula neighborhood, this home is just minutes from top-rated schools, parks, shopping, dining, and world-renowned wineries. With its ideal location and exceptional features, this property is a must-see!

Don't miss your chance to own this incredible home—schedule a showing today!

Built in 2011

### Essential Information

MLS® #	SW25039675
Price	\$800,000
Bedrooms	4
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	2,102
Acres	0.17
Year Built	2011
Type	Residential
Sub-Type	Single Family Residence
Status	Closed
Listing Agent	Goran Forss
Listing Office	Team Forss Realty Group

### Community Information

Address	44975 Bouchaine Street
Area	SRCAR - Southwest Riverside County
Subdivision	N/A
City	Temecula
County	Riverside
Zip Code	92592

### Amenities

Amenities	Clubhouse, Fitness Center, Fire Pit, Barbecue, Pickleball, Pool, Spa/Hot Tub, Tennis Court(s), Picnic Area, Playground, Sport Court, Trail(s)
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Parking Spaces	3
# of Garages	3
View	Mountain(s)
Has Pool	Yes
Pool	Association

## Exterior

Lot Description	ZeroToOneUnitAcre
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## Interior

Interior Features	All Bedrooms Down
Heating	Central
Cooling	Central Air
Fireplaces	None
# of Stories	1
Stories	One

## School Information

District	Temecula Unified
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## Additional Information

Date Listed	February 22nd, 2025
Days on Market	13
Zoning	SP ZONE
Short Sale	N
RE / Bank Owned	N

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