

\$539,990 - 40364 Calle Real, Murrieta

MLS® #SW25040407

\$539,990

3 Bedroom, 3.00 Bathroom, 1,574 sqft
Residential on 0 Acres

N/A, Murrieta,

Welcome to 40364 Calle Real, Murrieta

This stylish and move-in-ready townhome is located in the highly desirable Arroyo Vista community of Murrieta. Offering 3 bedrooms, 3 bathrooms, and 1,574 square feet of thoughtfully designed living space, this home is perfect for families, professionals, or anyone seeking a low-maintenance lifestyle.

Step inside to discover an open and airy floor plan filled with natural light. The spacious living area flows seamlessly into the dining space and contemporary kitchen featuring stainless steel appliances, granite countertops, a large island, and plenty of cabinet storage.

Key Features include:

Spacious living area with plantation shutters over abundant windows providing natural light throughout the home.

Contemporary kitchen with new stainless steel appliances, water filtration system, and upgraded back-splash.

Primary suite with walk-in closet and en-suite bathroom featuring dual vanities and walk-in shower.

Well-sized additional bedrooms and a lift, ideal for guests, a home office, or a growing family. A dedicated laundry room and ample storage space.

Lastly a large front patio perfect for outdoor relaxation.



The Arroyo Vista community offers fantastic amenities including a pool, spa, BBQ area, community center, playground, ball courts and beautifully maintained common areas. Conveniently located near top-rated schools, shopping, dining, parks, and with easy freeway access, this home provides the best of Murrieta living.

Built in 2016

Essential Information

MLS® #	SW25040407
Price	\$539,990
Bedrooms	3
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,574
Acres	0.03
Year Built	2016
Type	Residential
Sub-Type	Condominium
Status	Closed
Listing Agent	Sebastian Winfield
Listing Office	LPT Realty, Inc

Community Information

Address	40364 Calle Real
Area	SRCAR - Southwest Riverside County
Subdivision	N/A
City	Murrieta
County	Riverside
Zip Code	92563

Amenities

Amenities	Barbecue, Call for Rules, Clubhouse, Maintenance Front Yard, Management, Outdoor Cooking Area, Picnic Area, Playground, Pool, Spa/Hot Tub, Sport Court, Trail(s)
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Parking Spaces	2
Parking	Garage Faces Rear
# of Garages	2
Garages	Garage Faces Rear
View	Neighborhood
Has Pool	Yes
Pool	Association

Exterior

Windows	Plantation Shutters
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Interior

Interior	Carpet, Laminate
Interior Features	Breakfast Bar, Loft, All Bedrooms Down, Ceiling Fan(s), Crown Molding, Open Floorplan, Recessed Lighting, Walk-In Closet(s)
Appliances	Dishwasher, Refrigerator, Disposal, Dryer, Gas Range, Tankless Water Heater, Washer, Water Purifier, Water Softener
Heating	Central
Cooling	Central Air
Fireplaces	None
# of Stories	2
Stories	Two

School Information

District	Murrieta
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Additional Information

Date Listed	February 24th, 2025
Days on Market	128
Short Sale	N
RE / Bank Owned	N

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