

# \$525,000 - 40653 Via Jalapa, Murrieta

MLS® #SW25082468

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## \$525,000

2 Bedroom, 2.00 Bathroom, 1,754 sqft

Residential on 0 Acres

N/A, Murrieta,

**PRIME LOCATION!** The backyard is right on the golf course with a pond in view! The home is located within the tranquil confines of the esteemed 55+ community, The Colony. Inside you will find a spacious single-level layout with two separate living areas with wood flooring, plantation shutters and ceiling fans throughout. The home boasts an island kitchen with a view of the family room fireplace. It has dual ovens, perfect for culinary enthusiasts, and features convenient amenities including a refrigerator and washer and dryer in-unit. Beside the two large bedrooms, there is a den/office that could be used as a 3rd bedroom as well. Beyond its practical amenities, this home is ready for your personal touches and upgrades. Enjoy the sunset from the covered patio overlooking the course. Located in the heart of Murrieta, residents also enjoy access to the array of amenities offered in The Colony, including recreation facilities, social activities, and more.



Built in 1994

## Essential Information

MLS® #	SW25082468
Price	\$525,000
Bedrooms	2
Bathrooms	2.00
Full Baths	2
Square Footage	1,754

Acres	0.12
Year Built	1994
Type	Residential
Sub-Type	Single Family Residence
Status	Closed
Listing Agent	Destry Johnson
Listing Office	BHHS Ranch & Coast Real Estate

### Community Information

Address	40653 Via Jalapa
Area	SRCAR - Southwest Riverside County
Subdivision	N/A
City	Murrieta
County	Riverside
Zip Code	92562

### Amenities

Amenities	Golf Course, Pool, Clubhouse, Fitness Center
Parking Spaces	2
# of Garages	2
View	Golf Course
Has Pool	Yes
Pool	Community, Association
Security	Gated with Attendant, 24 Hour Security

### Exterior

Lot Description	On Golf Course
Windows	Plantation Shutters

### Interior

Interior	Carpet, Tile, Wood
Interior Features	Breakfast Area, Ceiling Fan(s), Cathedral Ceiling(s), All Bedrooms Down
Appliances	Built-In Range, Dishwasher, Disposal, Microwave, Refrigerator, Double Oven
Heating	Central
Cooling	Central Air
Fireplace	Yes
Fireplaces	Family Room
# of Stories	1
Stories	One

**School Information**

District                      Murrieta

**Additional Information**

Date Listed                      April 15th, 2025  
Days on Market                9  
Short Sale                        N  
RE / Bank Owned            N

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