

# **\$775,000 - 30590 Ipara Road, Menifee**

MLS® #SW25082591

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## **\$775,000**

3 Bedroom, 2.00 Bathroom, 1,308 sqft  
Residential on 2 Acres

N/A, Menifee,

**\*PRO PICS COMING\*** Dreamed of a newer home, yet wanted low taxes, no HOA, and LAND with gorgeous views? This is your chance! Everything in this home offers efficiency, affordability, and opportunity. 30590 Ipara Road underwent rigorous renovation between 2021-2024 including new Pex Water Lines throughout the home, new (upgraded for future expansion) septic tank in 2021, electrical panel replacement and electrical lines, outlets, and LED lighting, new ductless HVAC system which is individual for each room in the home, water heater replaced, custom pedestrian and automatic vehicle rolling gate along with white vinyl fence & attached heavy duty chicken wire around the entire property. Cosmetic upgrades include a completely new kitchen with new cabinets, quartz counters, new fixtures, upgraded window shades throughout, LVP flooring throughout, custom storage cabinets, and brand new bathrooms with new vanities, fixtures, low-flow toilets, custom tile shower in the guest bath and new shower surround in the primary bathroom. Each closet has custom built-in organizers as well! A permit-ready ADU from the City of Menifee was ready to be put on this property along with the professional survey completed and large privacy trees on auto-drip towards the bottom of the property. Perfect for future expansion, airBNB, Rv or Boat storage, and there's an oversized moveable shed staying as well. Sitting on a street servicing only 3 properties,



this property offers artificial turf and an extended concrete patio overlooking a beautiful 240 degree view of the mountains, hills, and valley and there are multiple water spigots & electrical lines ran for the future as well. This home truly is a custom piece of art with so many opportunities and is move-in ready!

Built in 1984

## Essential Information

MLS® #	SW25082591
Price	\$775,000
Bedrooms	3
Bathrooms	2.00
Full Baths	2
Square Footage	1,308
Acres	2.14
Year Built	1984
Type	Residential
Sub-Type	Single Family Residence
Status	Closed
Listing Agent	Jennifer Wentz
Listing Office	Berkshire Hathaway HomeServices California Properties

## Community Information

Address	30590 Ipara Road
Area	SRCAR - Southwest Riverside County
Subdivision	N/A
City	Menifee
County	Riverside
Zip Code	92584

## Amenities

Utilities	Propane
Parking Spaces	8
# of Garages	2
View	Hills, Mountain(s), Meadow, Panoramic, Valley

Pool	None
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## Exterior

Lot Description	Ranch, Lot Over 40000 Sqft, TwoToFiveUnitsAcre
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## Interior

Interior Features	All Bedrooms Down, Bedroom on Main Level, Main Level Primary
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Heating	Ductless, Electric, Propane
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Cooling	Ductless, Electric
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Fireplace	Yes
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Fireplaces	Living Room
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# of Stories	1
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Stories	One
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## School Information

District	Perris Union High
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## Additional Information

Date Listed	April 15th, 2025
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Days on Market	12
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Short Sale	N
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RE / Bank Owned	N
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