

\$3,200 - 40548 Birchfield Drive, Temecula

MLS® #SW25083965

\$3,200

3 Bedroom, 3.00 Bathroom, 1,504 sqft
Residential Lease on 0 Acres

N/A, Temecula,

LOCATION! LOCATION! LOCATION! It's time to stop looking because you've found your new Lease Home. WE ALLOW PETS! We welcome you to 40548 Birchfield Drive, in the Heirloom Farms family friendly neighborhood! This beautifully maintained Townhome offers modern comfort with 3 Bedrooms 2.5 Bathrooms, in one of the most sought after neighborhoods. Upon arriving inside you will see this home has a totally open concept, with the Great room being off of the large Kitchen! The bright Modern Kitchen is filled with stainless steel appliances, a Pantry and a massive Kitchen Island, with Bar Seating to boot! There is a Powder Room downstairs, for your guests convenience. Upstairs you'll find a small Loft area, which is perfect for the kids, or an extra storage area. There is also a circulation option, should you like to circulate the air the home! 2 Bedrooms, share a bathroom, and the laundry room is located upstairs for your convenience and ease of use. Down the hallway you'll find your Large Owners Suite, with its own Full Bathroom with Large Walk in Shower, and a super Large Closet space! You'll be amazed when you see the cozy backyard area, which has been meticulously maintained and purposely landscaped to be low maintenance. This area is ideal for relaxing with morning coffee or winding down in the evening, without the hassle of yard work! As a resident, you'll enjoy resort "style" amenities, including a sparkling pool with deck



chairs, a relaxing spa, barbecue & picnic areas, and a Ping Pong area. There's also a Playground and Zipline area for the Kids! This Home also comes with Solar, to help keep those hot months cost efficient, and a Two-Car Garage as well. This property is located in an ideal area that is close to Shopping, Restaurants, Schools, and super close Freeway access. Don't Miss this Opportunity! Schedule your private tour today!

Built in 2022

Essential Information

MLS® #	SW25083965
Price	\$3,200
Bedrooms	3
Bathrooms	3.00
Full Baths	2
Square Footage	1,504
Acres	0.05
Year Built	2022
Type	Residential Lease
Sub-Type	Single Family Residence
Style	Patio Home
Status	Closed
Listing Agent	Wendy Johnson
Listing Office	Partners Real Estate Group

Community Information

Address	40548 Birchfield Drive
Area	SRCAR - Southwest Riverside County
Subdivision	N/A
City	Temecula
County	Riverside
Zip Code	92591

Amenities

Amenities	Barbecue, Pickleball, Pool, Spa/Hot Tub
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Utilities	Sewer Connected, Association Dues
Parking Spaces	2
# of Garages	2
View	None
Has Pool	Yes
Pool	Gunite, Association

Exterior

Exterior Features	Rain Gutters
Lot Description	Back Yard, Level

Interior

Interior Features	Breakfast Bar, All Bedrooms Up, Primary Suite, Walk-In Pantry, Walk-In Closet(s)
Appliances	Dishwasher, Gas Oven, Gas Range, Water Heater, Self Cleaning Oven
Heating	Central
Cooling	Central Air
Fireplaces	None
# of Stories	2
Stories	Two

School Information

District	Temecula Unified
Elementary	Ysabel Bar
Middle	James Day
High	Chaparral

Additional Information

Date Listed	April 16th, 2025
Days on Market	26
Short Sale	N
RE / Bank Owned	N

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