

# **\$640,000 - 39453 Cardiff Avenue, Murrieta**

MLS® #SW25101123

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## **\$640,000**

2 Bedroom, 2.00 Bathroom, 1,772 sqft

Residential on 0 Acres

N/A, Murrieta,

Welcome to 39453 Cardiff Ave - the popular Craftsman 1 Floor Plan in Four Seasons Murrieta 55+ Active Retirement Community! This home is turnkey, located on a corner lot, and features 2 bedrooms, 2 bathrooms, 1,772 sqft of living space with a 6,970 sqft lot. As you walk up to the home, you are greeted by the front porch, perfect for your morning cup of coffee. When you step inside, you will notice the natural lighting, plantation shutters, and hardwood flooring - no carpet here! Next to the entry are the dining room with ceiling fan and light, and the formal living room, which can also double as an office for perfect work from home space or can be converted into potential third bedroom. The kitchen has granite counters, stainless steel appliances, kitchen island that opens up the the family room, pantry, and breakfast nook. The family room has direct access to the backyard and a coat closet. Down the hall from the family room is the primary suite. You enter the large primary bedroom through double doors and will see the walk in closet and barn door for privacy to the primary bathroom. The primary bathroom has separate, dual sinks and a walk in shower. The guest bedroom also has plenty of space. The guest bathroom has a shower in tub. Also inside is the laundry room with utility sink and storage cabinets. The air conditioner and heater are newer. The backyard is well manicured, with grass, rocks, lots of plants, and a lattice Alumawood patio cover. Residents of Four Seasons Murrieta enjoy a



vibrant community with a variety of clubs and activities, from art classes to yoga, bridge, billiards, and more. Outdoor amenities include a large pool, spa, BBQ area, putting green, golf practice area, horseshoes, shuffleboard, bocce ball, basketball, and lighted courts for tennis, pickleball, and badminton. Indoors, you can take advantage of the gym, library, billiards and card room, craft room, and a large ballroom for events. Nearby, you'll find a major shopping mall with excellent restaurants and movie theaters. Old Town Temecula, with its charming downtown and award-winning wineries, is just a few miles away. Come and discover the active, enjoyable lifestyle waiting for you at Four Seasons Murrieta!

Built in 2002

**Essential Information**

MLS® #	SW25101123
Price	\$640,000
Bedrooms	2
Bathrooms	2.00
Full Baths	2
Square Footage	1,772
Acres	0.16
Year Built	2002
Type	Residential
Sub-Type	Single Family Residence
Status	Closed
Listing Agent	Michael Wysocki
Listing Office	Coldwell Banker Assoc.Brkr-Mur

**Community Information**

Address	39453 Cardiff Avenue
Area	SRCAR - Southwest Riverside County
Subdivision	N/A
City	Murrieta
County	Riverside

Zip Code 92563

## Amenities

Amenities Barbecue, Billiard Room, Bocce Court, Clubhouse, Fitness Center, Game Room, Meeting/Banquet/Party Room, Meeting Room, Other Courts, Outdoor Cooking Area, Paddle Tennis, Pickleball, Pool, Racquetball, Recreation Room, Sauna, Spa/Hot Tub, Sport Court, Tennis Court(s)

Utilities Electricity Connected, Natural Gas Connected, Sewer Connected, Water Connected, Cable Available, Phone Available

Parking Spaces 2

Parking Garage, Direct Access, Driveway

# of Garages 2

Garages Garage, Direct Access, Driveway

View Hills, Neighborhood

Has Pool Yes

Pool Association

## Exterior

Lot Description Back Yard, Front Yard, Sprinklers In Rear, Sprinklers In Front, Corner Lot, Landscaped, Lawn, Yard

Windows Plantation Shutters, Shutters

## Interior

Interior Wood

Interior Features All Bedrooms Down, Bedroom on Main Level, Ceiling Fan(s), Granite Counters, Main Level Primary, Pantry, Walk-In Closet(s)

Appliances Dishwasher, Disposal, Electric Oven, Gas Range

Heating Central

Cooling Central Air

Fireplaces None

# of Stories 1

Stories One

## School Information

District Temecula Unified

## Additional Information

Date Listed May 8th, 2025

Days on Market 85

Zoning SP ZONE

Short Sale                      N

RE / Bank Owned        N

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