

# \$699,900 - 39691 Ashland Way, Murrieta

MLS® #SW25148271

**\$699,900**

5 Bedroom, 3.00 Bathroom, 2,990 sqft

Residential on 0 Acres

N/A, Murrieta,

Welcome to 39691 Ashland Way, a spacious and beautifully updated two-story home offering nearly 3,000 square feet of comfortable living and breathtaking views of the natural preserve. With 5 bedrooms, 3 bathrooms, and a versatile floor plan that includes a full bedroom and bath on the main level, this residence blends functionality with a warm, inviting ambiance. Step inside to discover an open layout where the remodeled kitchen serves as the heart of the home.

Thoughtfully designed with quartz countertops, stainless steel appliances, a large peninsula with bar seating, and stylish cabinetry, this space is ideal for preparing meals, entertaining guests, or simply enjoying everyday moments. Adjacent, the family room offers a cozy setting anchored by a fireplace, while large windows and sliding glass doors bring in natural light and connect seamlessly to the outdoors.

Upstairs, you'll find seriously generously sized bedrooms, a large loft, and a private primary suite with panoramic views. The ensuite bath offers dual sinks, a soaking tub, and a walk-in closet, creating a peaceful retreat at the end of the day. Whether used for guests, a home office, or multi-generational living, the downstairs full bed and bath provides flexibility and comfort. One of the standout features of this property is the tranquil backyard, where a covered patio overlooks the protected nature preserve. Imagine sipping coffee while watching wildlife pass through the open space just beyond your



fence, or hosting summer BBQs under the shade while taking in golden hour sunsets. Additional highlights include updated flooring downstairs, ample storage, a 3-car garage, and a laundry room with upper cabinets for added convenience. Nestled in a quiet Murrieta neighborhood with easy access to shopping, dining, parks, and top-rated schools, this home offers both privacy and proximity. Enjoy the feeling of nature at your back door while still being minutes from everything you need. Don't miss the opportunity to experience the lifestyle this home provides: comfort, space, scenery, and thoughtful upgrades throughout.

Built in 2000

## Essential Information

MLS® #	SW25148271
Price	\$699,900
Bedrooms	5
Bathrooms	3.00
Full Baths	3
Square Footage	2,990
Acres	0.13
Year Built	2000
Type	Residential
Sub-Type	Single Family Residence
Status	Closed
Listing Agent	Andrew Lewis
Listing Office	Real Brokerage Technologies

## Community Information

Address	39691 Ashland Way
Area	SRCAR - Southwest Riverside County
Subdivision	N/A
City	Murrieta
County	Riverside
Zip Code	92562

## Amenities

Utilities	Cable Connected, Electricity Connected, Natural Gas Connected, Sewer Connected, Water Connected, Phone Connected
Parking Spaces	3
Parking	Garage
# of Garages	3
Garages	Garage
View	Mountain(s), Trees/Woods, Reservoir
Pool	None
Security	Carbon Monoxide Detector(s), Smoke Detector(s)

## Exterior

Exterior	Stucco
Lot Description	Back Yard, Front Yard
Roof	Tile
Construction	Stucco
Foundation	Permanent, Slab

## Interior

Interior	Laminate
Interior Features	Breakfast Bar, Ceiling Fan(s), Bedroom on Main Level, Primary Suite, Walk-In Closet(s), In-Law Floorplan, Open Floorplan, Quartz Counters, Separate/Formal Dining Room
Appliances	Microwave, Dishwasher, Disposal, Free-Standing Range, Water Heater
Heating	Central
Cooling	Central Air
Fireplace	Yes
Fireplaces	Living Room
# of Stories	2
Stories	Two

## School Information

District	Murrieta
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## Additional Information

Date Listed	July 1st, 2025
Days on Market	21
Short Sale	N
RE / Bank Owned	N

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