

# **\$599,900 - 35305 Billie Ann Road, Wildomar**

MLS® #SW25172735

**\$599,900**

4 Bedroom, 3.00 Bathroom, 2,049 sqft

Residential on 0 Acres

N/A, Wildomar,

Welcome to Your Low Tax, No HOA Dream Home in Wildomar! VA Assumable Loan with a low interest rate!

Get ready to fall in love with this spacious and beautifully laid-out home nestled on a generous lot in the charming city of Wildomar! Featuring four bedrooms and two and a half bathrooms, this home offers the perfect blend of comfort and space.

Step inside and be greeted by soaring ceilings and a bright, airy formal living and dining room – ideal for entertaining or relaxing in style. The open-concept kitchen flows seamlessly into the cozy family room with a gas fireplace, creating a warm and inviting space for everyday living.

You'll also find a convenient downstairs laundry room and guest powder room. Upstairs, retreat to four spacious bedrooms and two full bathrooms, including a generous primary suite.

Step outside to enjoy the expansive backyard – perfect for fun, evening get-togethers, or simply soaking in the beautiful mountain views. The 3-car garage offers plenty of room for vehicles, toys, or a home gym.

Home has solar on a Power Purchase Agreement. Buyer to assume agreement.



Built in 1990

## Essential Information

MLS® #	SW25172735
Price	\$599,900
Bedrooms	4
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	2,049
Acres	0.17
Year Built	1990
Type	Residential
Sub-Type	Single Family Residence
Status	Closed
Listing Agent	Kristine Garcia
Listing Office	Kristine Garcia, Broker

## Community Information

Address	35305 Billie Ann Road
Area	SRCAR - Southwest Riverside County
Subdivision	N/A
City	Wildomar
County	Riverside
Zip Code	92595

## Amenities

Parking Spaces	3
# of Garages	3
View	Mountain(s)
Pool	None

## Exterior

Lot Description	Back Yard
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## Interior

Interior	Carpet
Interior Features	All Bedrooms Up, Separate/Formal Dining Room
Appliances	Dishwasher, Disposal

Heating	Central
Cooling	Central Air
Fireplace	Yes
Fireplaces	Family Room
# of Stories	2
Stories	Two

## School Information

District	Lake Elsinore Unified
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## Additional Information

Date Listed	July 31st, 2025
Days on Market	82
Zoning	R-1
Short Sale	N
RE / Bank Owned	N

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