

\$1,750,000 - 3162 Ivy Way, Rancho Mission Viejo

MLS® #OC24032985

\$1,750,000

4 Bedroom, 3.00 Bathroom, 2,000 sqft
Residential on 0 Acres

N/A, Rancho Mission Viejo,

The rewards of ownership are boundless at this stylishly upgraded, nearly new home completed in November of 2022 within the Evolve enclave at Rancho Mission Viejo's exciting new Rienda collection. Located at the end of a cul-de-sac on a private corner location, the residence offers a premium builder homesite with the best views in the community. Rolling hills and a serene valley reach the horizon in panoramic views that are experienced from every room in the home, which is further enriched by west-facing sunset vistas. This stunning setting provides an idyllic backdrop for outdoor entertaining in a large low-maintenance backyard with a built-in island with grill and cooktop, ample patio space and only one direct neighbor. Approximately 2,000 square feet, the two-level design is exceptionally bright and welcoming. Designer upgrades abound, including wide-plank hardwood flooring, high-end carpet in all four bedrooms, quartz countertops in each of three baths, upgraded mirrors and lighting fixtures, and custom wainscoting and wallpaper in the dining room. The living, dining and kitchen areas are seamless, creating an easy flow for daily living and carefree entertaining. Quartz countertops with a full backsplash harmonize with crown molding, a walk-in pantry, white Shaker cabinetry that reaches the ceiling, an island with bar seating, and stainless steel KitchenAid appliances. One bedroom is located on the main floor, and a highly sought-after bonus room/loft offers



appreciated versatility upstairs. Wake up to refreshing views in a primary suite that boasts a walk-in closet, walk-in shower, soaking tub and dual sinks. Further enrichments are led by solar power, an attached two-car garage, tankless water heater, and a convenient second-floor laundry room. Residents of Rancho Mission Viejo’s beautiful new Rienda community enjoy living within minutes of scenic trails, top schools, a neighborhood event center, and the fabulous new Ranch Camp, complete with a fitness center and massive lagoon-style pool. Beaches, regional parks and so much more are enviably close. Investors enjoy a projected rental income of \$9,000-\$10,000 per month, long term lease.

Built in 2022

Additional Information

City	Rancho Mission Viejo
County	Orange
Zip	92694
MLS® #	OC24032985
Bedrooms	4
Bathrooms	3
Square Ft	2,000
Lot Size	0.07
Neighborhood	N/A
Levels	Two
Garages	2
School District	Capistrano Unified
HOA Dues	\$296
HOA Dues Freq.	Monthly

Listing Details

Listing Agent	Nura Motal
Provided By:	Compass

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