

# **\$4,500 - 32 Avanzare, Irvine**

MLS® #OC24077297

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## **\$4,500**

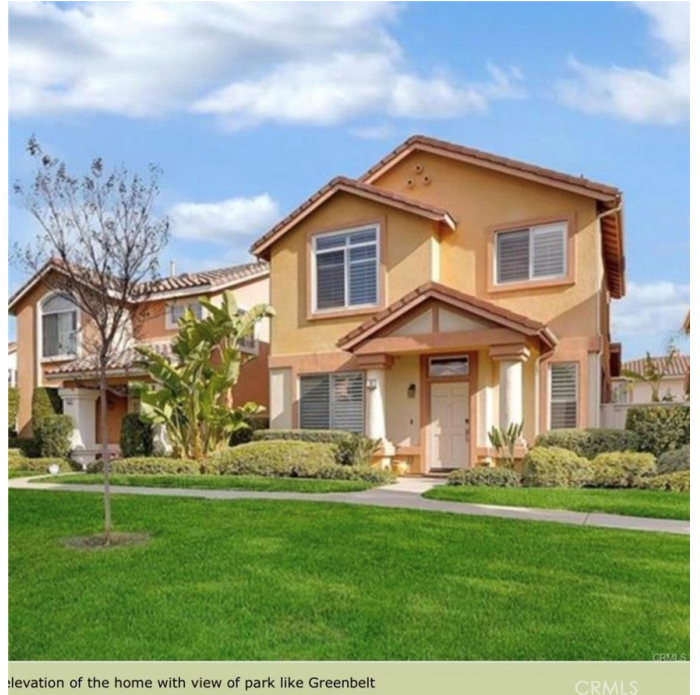
3 Bedroom, 3.00 Bathroom, 1,835 sqft

Residential Lease on 0 Acres

Trovata (TROV), Irvine,

Perfectly appointed Detached Home in Trovata Tract in West Park, with interior location facing a park like green belt. Enter into an open floor plan with vaulted ceilings, Hardwood flooring on the first level, all windows with Plantation Shutters & flooded with natural lighting. Entry Foyer leads to a designated Living Room, Formal Dining space, beautifully appointed Kitchen with Granite Countertops & Backsplash, Stainless Steel Appliances, including Refrigerator, opens to Family Room area with Fire Place & Double Door sliding doors with access to the side yard, perfect for entertaining. Attached 2 Car Garage provides Electric Car Charger & Whole House Water Softener. Tucked away from Traffic area is the staircase that leads to 3 Bed Rooms and a spacious Loft that could serve as a Home office or a 4th Bedroom. Master Suite with upgraded Bathroom has dual Vanity, Sinks, Separate Tub & Shower, Walk in Closet with Custom Closet organizer. 2 other Bedrooms share the upgraded hallway Bathroom. A separate Laundry Room includes washer & dryer. Other upgrades include, Recessed Lighting, Ceiling Fans throughout & tastefully painted Interior & Exterior. Home is located at walking distance to Award winning Plaza Vista School, surrounded by Tot Lot, Soccer & Baseball Fields. In addition to all of the above home is close to Community Pool, Parks, Shopping & Restaurants.

Built in 1996



elevation of the home with view of park like Greenbelt

CRMLS

## Additional Information

City	Irvine
County	Orange
Zip	92606
MLS® #	OC24077297
Bedrooms	3
Bathrooms	3
Square Ft	1,835
Lot Size	0.06
Neighborhood	Trovata (TROV)
Levels	Two
Garages	2
School District	Irvine Unified
HOA Dues	\$

## Listing Details

Listing Agent	Anita Sriram
Provided By:	Coldwell Banker Realty

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