

\$1,179,000 - 2134 Sabot Cove, Costa Mesa

MLS® #PW23046177

\$1,179,000

3 Bedroom, 3.00 Bathroom, 1,743 sqft
Residential on 0 Acres

Eastside Central (ECCM), Costa Mesa,

This fabulous home in an amazing East Side location puts you just minutes from Triangle Square and 17th Street for shopping, dining and entertainment, minutes from the Newport, Balboa Peninsula and Balboa Island for beach fun, and minutes from Fashion Island with more shopping, dining and entertainment! With easy access to Pacific Coast Highway, the 55, 73 and 405 freeways, you have easy access to just about anywhere in Southern California! Besides having an ideal location, this home is easy to care for and simply stunning! Picture perfect in every way, this 2 story end unit townhome looks just like a model! Entering into the light filled living room with a soaring 2 story ceiling and clerestory windows with plantation shutters, you see that the open upper hall balcony overlooks the spacious living room with a lovely fireplace and rich wood flooring. Custom woodwork including tall baseboards, crown molding and ornamental door casings are found throughout the home, including the opening from the living room to the dining room with French doors opening to the private patio. You may close off the kitchen from the dining room with a pocket door for a more formal feeling. The remodeled kitchen has abundant stone countertop and cabinet space, crisp white cabinetry, stainless steel appliances and a bay window above the kitchen sink. A powder room, laundry room and pantry round out the first floor. Upstairs, you find an opulent owner's suite with a huge walk-in closet with custom organizers and a



private remodeled bath with double vanity, walk-in shower and separate soaking tub. Two spacious secondary bedrooms, one with built-in shelving used as an office, share a remodeled full bath off the hallway. This wonderful home has upgraded dual pane windows and central air. There is direct access to the 2 car garage with epoxy floors and custom built-in storage cabinets. This pristine home is move-in ready.

Built in 1989

Additional Information

City	Costa Mesa
County	Orange
Zip	92627
MLS® #	PW23046177
Bedrooms	3
Bathrooms	3
Square Ft	1,743
Lot Size	0.05
Neighborhood	Eastside Central (ECCM)
Levels	Two
Garages	2
School District	Newport Mesa Unified
HOA Dues	\$160
HOA Dues Freq.	Monthly

Listing Details

Listing Agent	Eddie Litvin
Provided By:	T.N.G. Real Estate Consultants

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