



\$2,999,888

## 44 EDENBROOK, IRVINE, CA, US, 92620

<https://www.apogee-realestate.com>

Rare extra large lot [...]

- 5 beds
- 4 baths
- SingleFamilyResidence
- Residential
- Active
- 3000 sq ft



### Basics

**Category:** Residential

**Status:** Active

**Bathrooms:** 4 baths

**Floors:** 2, 2 floors

**Lot size:** 6500, 6500 sq ft

**Property Condition:** UpdatedRemodeled,Turnkey

**Subdivision Name:** Fairmont (FAIR)

**Type:** SingleFamilyResidence

**Bedrooms:** 5 beds

**Half baths:** 1 half bath

**Area:** 3000 sq ft

**Year built:** 1999

**View:** TreesWoods

**County:** Orange



# Building Details

**Structure Type:** House

**Architectural Style:** Mediterranean

**Sewer:** PublicSewer

**Fencing:** Block

**Garage Spaces:** 3

**Floor covering:** Tile, Wood

**Water Source:** Public

**Lot Features:** CornerLot

**Common Walls:** NoCommonWalls

**Foundation Details:** Slab

**Levels:** Two

## Amenities & Features

**Pool Features:** Community,Private,Association

**Security Features:** CarbonMonoxideDetectors,GatedWithGuard,GatedCommunity,TwentyFourHourSecurity,ResidentManager,SmokeDetectors,SecurityGuard

**Spa Features:** Private

**Roof:** Tile

**Utilities:** CableConnected,ElectricityConnected,NaturalGasConnected,PhoneConnected,SewerConnected,WaterConnected

**Door Features:** DoubleDoorEntry

**Fireplace Features:** FamilyRoom

**Laundry Features:** LaundryRoom

**Parking Features:** DirectAccess,Driveway,GarageFacesFront,Garage,GarageDoorOpener

**Patio & Porch Features:** Concrete

**Parking Total:** 3

**Association Amenities:** OutdoorCookingArea,Barbecue,PicnicArea,Pool

**Cooling:** CentralAir

**Electric:** ElectricityOnProperty,PhotovoltaicsSellerOwned

**Interior Features:** BreakfastArea,CeilingFans,CathedralCeilings,BedroomOnMainLevel,PrimarySuite

**Appliances:** BuiltInRange,Barbecue,DoubleOven,Dishwasher,GasCooktop,Disposal,GasWaterHeater,Microwave

# Nearby Schools

**Middle Or Junior School:** Sierra Vista

**High School:** Northwood

**Elementary School:** Canyon View

**High School District:** Irvine Unified

# Expenses, Fees & Taxes

**Association Fee:** \$50

# Miscellaneous



**Association Fee Frequency:** Monthly

**List Office Name:**  
Coldwell Banker Platinum  
Prop

**Listing Terms:** Cash,CashToNewLoan

**Common Interest:**  
PlannedDevelopment

**Community Features:**  
Foothills,Hiking,StormDrains,StreetLights,Sidewalks,Gated,Pool

**Direction Faces:** South

**Attribution Contact:** 949-533-2581

