



**\$2,995,000**

## **156 CREATION, IRVINE, CA, US, 92618**

<https://apogee-realestate.com>

Welcome to Elevate, [...]

- 6 beds
- 5 baths
- SingleFamilyResidence
- Residential
- Active
- 3892 sq ft



## **Basics**

**Category:** Residential

**Status:** Active

**Bathrooms:** 5 baths

**Floors:** 3 floors

**Lot size:** 4568, 4568 sq ft

**Property Condition:** Turnkey

**Subdivision Name:** Elevate at Great Park

**County:** Orange

**Type:** SingleFamilyResidence

**Bedrooms:** 6 beds

**Half baths:** 0 half baths

**Area:** 3892 sq ft

**Year built:** 2025

**View:** None

**Zoning:** RES



# Building Details

**Structure Type:** House

**Lot Features:** ZeroToOneUnitAcre, NoLandscaping, Yard

**Common Walls:** NoCommonWalls

**Foundation Details:** Slab

**Levels:** ThreeOrMore

**Floor covering:** Carpet, Tile, Vinyl

**Water Source:** Public

**Sewer:** PublicSewer

**Fencing:** Block, NewCondition, Privacy

**Garage Spaces:** 2

**Builder Name:** Toll Brothers

## Amenities & Features

**Pool Features:** Community, Association

**Parking Features:**  
Driveway, Garage, GarageDoorOpener, Paved

**Security Features:** CarbonMonoxideDetectors, SmokeDetectors

**Patio & Porch Features:** FrontPorch

**Spa Features:** Association, Community

**Accessibility Features:** None

**Parking Total:** 2

**Association Amenities:**  
Clubhouse, DogPark, Playground, Pool, TennisCourts

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

**Window Features:** DoublePaneWindows

**Cooling:** CentralAir

**Electric:**  
ElectricityOnProperty, Volts220InGarage, Standard

**Fireplace Features:** Gas, GreatRoom

**Heating:** Central

**Interior Features:**

**Laundry Features:**

BreakfastBar, Balcony, EatInKitchen, HighCeilings, OpenFloorplan, QuartzCounters, RecessedLighting, TwoStoryCeilings, Unfurnished, WiredForData, WiredForSound, EntranceFoyer, Loft, PrimarySuite

**Appliances:** GasOven, GasRange, Microwave, Refrigerator, RangeHood, WaterHeater

GasDryerHookup, LaundryRoom

# Nearby Schools

**High School:** Portola

**High School District:** Irvine Unified

# Expenses, Fees & Taxes

**Association Fee:** \$260

# Miscellaneous



**Association Fee Frequency:** Monthly

**List Office Name:** Toll Brothers  
Real Estate, Inc

**Listing Terms:** Cash, Conventional

**Common Interest:**  
Planned Development

**Community Features:**  
Dog Park, Park, Street Lights, Sidewalks, Pool

**Direction Faces:** West

**Attribution Contact:** 866-232-1631

