



\$1,500,000

## 79 MODESTO 96, IRVINE, CA, US, 92602

<https://apogee-realestate.com>

HUGE PRICE IMPROVEME [...]

- 3 beds
- 3 baths
- Condominium
- Residential
- Active
- 1592 sq ft



### Basics

**Category:** Residential

**Status:** Active

**Bathrooms:** 3 baths

**Floors:** 2, 2 floors

**Lot size:** 1600, 1600 sq ft

**Property Condition:** UpdatedRemodeled,Turnkey

**Subdivision Name:** San Simeon (SANS)

**Type:** Condominium

**Bedrooms:** 3 beds

**Half baths:** 1 half bath

**Area:** 1592 sq ft

**Year built:** 2002

**View:** Neighborhood,TreesWoods

**County:** Orange



# Building Details

**Structure Type:** House

**Architectural Style:** Mediterranean

**Sewer:** PublicSewer

**Garage Spaces:** 2

**Floor covering:** Laminate

**Water Source:** Public

**Lot Features:** CloseToClubhouse,CulDeSac,Greenbelt,Landscaped

**Common Walls:** NoCommonWalls

**Levels:** Two

## Amenities & Features

**Pool Features:** Association

**Security Features:** CarbonMonoxideDetectors,GatedWithGuard,GatedCommunity,GatedWithAttendant,TwentyfourHourSecurity,KeyCardEntry,SmokeDetectors

**Spa Features:** Association

**Roof:** Stone

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

**Cooling:** CentralAir

**Heating:** Central,ForcedAir

**Laundry Features:** Washerhookup,GasDryerhookup,InGarage

**Parking Features:** DoorSingle,Garage

**Patio & Porch Features:** Patio,Stone

**Parking Total:** 2

**Association Amenities:** Clubhouse,SportCourt,JoggingPath,OutdoorCookingArea,Barbecue,PicnicArea,Playground,Pool,Sauna

**Window Features:** PlantationShutters,Screens

**Fireplace Features:** None

**Interior Features:** BreakfastBar,BuiltInFeatures,CeilingFans,CrownMolding,SeparateFormalDiningRoom,EatInKitchen,HighCeilings,OpenFloorplan,QuartzCounters,Storage,Unfurnished,AllBedroomsUp,DressingArea,EntranceFoyer,JackAndJillBath,PrimarySuite,WalkInClosets

**Appliances:** Dishwasher,ElectricRange,FreeStandingRange,Freezer,Disposal,GasRange,IceMaker,Microwave,Refrigerator,RangeHood,SelfCleaningOven,WaterHeater

# Nearby Schools

**Middle Or Junior School:** Orchard Hills

**High School:** Beckman

**Elementary School:** Hicks Canyon

**High School District:** Tustin Unified

# Expenses, Fees & Taxes

**Association Fee:** \$274

# Miscellaneous



**Association Fee Frequency:** Monthly

**Listing Terms:** Cash,CashToNewLoan,Exchange1031

**Community Features:**  
Biking,Hiking,Park,StreetLights,Sidewalks,Gated

**Inclusions:** gas stove, Refrigerator, Dishwasher, Microwave

**List Office Name:** Berkshire  
Hathaway HomeService

**Common Interest:**  
PlannedDevelopment

**Exclusions:** Staging furniture  
and dining room mirror, potted  
plants

**Attribution Contact:**  
949-973-7575

