30261 Sunny Vista St. Property Highlights
2,607 sqft, 7,405 sqft lot, 3 bedrooms, 3 bathrooms, Single story home with owned solar in Murrieta

Exterior:

- One story home
- Drought tolerant landscaping in the front
- 2 car + a single car garage with cabinets in the 2-car garage
- Owned solar (6 panels)
- Backyard includes Aluma wood patio cover, built-in natural gas fire pit, artificial turf, lush landscaping lining the perimeter and a vinyl fence
- Concrete wraps around the backyard
- Located in Mahogony Hills neighborhood
- Zoned for Menifee Union School District
- 1.7 mi from Spencer's Crossing Sports Park

Interior:

- 3 bedrooms / 3 bathrooms
- Custom front barn door
- Tall ceilings
- Custom paint throughout
- Shiplap and beams on entryway ceiling, and custom entryway wainscoting accent wall
- Wood casings on all door frames
- Wood tile floors throughout
- Plantation shutters throughout
- Recessed lighting throughout
- Dining room includes custom chandelier, accent shiplap wall, and large windows for ample natural light
- Kitchen includes quartz countertops, large eat-up island stainless steel appliances, white cabinetry, gas range, tons of storage, and large walk-in pantry
- Open and inviting great room includes gas fireplace with custom mantle with shiplap, custom floating shelves, and cut-outs to allow for built-ins
- Open eating area with access to the backyard
- Flex area currently being used as an office includes custom accent shiplap wall, plush carpet, a ceiling fan, tons of natural light, and a cut-out wall with views into the Great Room
- Powder bath includes a custom wood barn window, a single sink vanity, neutral paint and wood tile floors
- 1st Secondary bedroom includes neutral paint, plush carpet, ceiling fan, crown molding, and a custom blue accent wall, with a standard closet with mirrored closet doors

- Secondary bathroom includes neutral paint, single sink vanity with quartz countertops, and a standard shower/tub combo
- 2nd Secondary bedroom includes custom peach paint, plush carpet, ceiling fan, crown molding, and a walk-in closet
- Laundry room includes custom barn door entry, custom paint, overhead storage, and access to the 2-car garage
- Primary bedroom includes custom paint, plush carpet, crown molding, plantation shutters, ample natural light and access to the en-suite primary bathroom
- Primary bathroom includes vinyl flooring, custom accent shiplap wall, dual sink vanity with quartz countertops, custom mirrors, custom cutout, soaking tub and standing shower, with a large walk-in closet and linen closet