



Amazing Home

17311 Rob Roy Circle, Huntington Beach, CA 92647

\$1,300,000

🛏 Bedrooms: 4
🚿 Bathrooms: 3

EXTRAS:

- Living Space: 2,583 sq ft
- Lot Size: 7,500 sq ft

Property Description

Enjoy the indoor-outdoor California lifestyle in this amazing one-of-a-kind house. With almost 2600 sq. ft. in a single story home, there is plenty of room to spread out. Located on quiet cul-de-sac in the middle of the tract, this property has an over-sized 7500 sq. ft. lot. The house wraps around the pool, spa, yard and fabulous outdoor kitchen with seating and entertaining area. A very spacious home office is located in a quiet area directly off the front entry. Continue on from the entry and ahead is the family room and kitchen with views to the pool and yard. The kitchen was recently remodeled with beautiful cabinetry, granite counters, a double oven and there is a formal dining room. The four bedrooms with mirrored wardrobes are on one side of the house. The largest bedroom, with en suite bathroom, has a sliding glass door to the yard...how about a late night soak in the soothing spa. All the way on the other side of this sprawling home is an incredible bonus room with a fireplace and beamed ceiling. This room is unique because there are so many options for how it can be used. There are sliding glass doors to the pool making it perfect for a family room or a game room with pool table. AND this bonus room can be closed off to make an in-law apartment or ADU. It has a separate entrance and a bathroom with shower. Plumbing is right there to put in a kitchenette. This house has solar so bills run \$10-15 per month even with central air. There is room for an RV too.



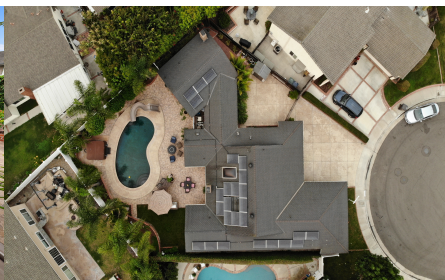
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