



3261 Michigan Ave

Costa Mesa, CA

THE STATE STREETS

www.3261Michigan.com



4 Bedrooms | 2 Baths | 1,859 Sq Ft

- Beautiful curb appeal with custom landscape and hardscape gets your attention as soon as you turn on the street. The backyard is perfect for hosting and enjoying the SoCal weather year-round.
- The kitchen and living areas have been remodeled and designed by a professional interior designer with thoughtful details and a show stopping fireplace at the heart of the home.
- The primary suite is a retreat at the end of the day with room for a king sized bed, an ensuite remodeled bath with a walk in shower and lit closets. 3 additional bedrooms offer flexible spaces to fit your unique needs.



Mesa Group Real Estate is proud to present to you,

3261 Michigan Avenue

A stylish and professionally designed 4 bedroom home in the State Streets

It's love at first sight. 3261 Michigan Avenue is a perfect T-E-N in the State Streets of Mesa Verde.

You can stop looking because this meticulously maintained home with an idyllic floorplan is here to make your home life complete (and give you room to breathe). It's a haven from the busyness of life, a cozy canvas for memory making on a beautiful street with an inner tract location.

Charming curb appeal gets your attention as soon as you turn on the street. A large grassy front lawn and patio area welcome you home every day to a place that truly has it all. Ranch style single-level, central air conditioning, upgraded electrical panel, remodeled bathrooms, remodeled kitchen with new appliances, hand-scraped engineered hardwood flooring, a backyard designed for SoCal living complete with an outdoor kitchen, countertops, custom hardscape and landscape, water feature and spacious side yards for added privacy. Two living areas allow for flexible dining and entertaining spaces. Your kitchen is professionally designed for a picky chef and lends itself perfectly to social interaction with a large center island with a buffet bar, 5 burner cooktop, double ovens, ample counter space for prep, and tons of storage and natural light.

When the day draws to a close, enjoy an oversized primary suite with an attached remodeled bath with a walk-in shower. Secondary bedrooms are spacious and all have a ceiling fan with a light for added comfort.

Did we mention the home security system and an EV charging station in the garage with epoxy flooring? When we said it had it all, we meant it. You'll never look back once you step inside.

See more at:

www.3261Michigan.com



Upgrades and Amenities

Interior

- Quiet inner-tract location in the State Streets
- Central A/C and Heat
- New upgraded electrical panel with EV charger in garage
- Hand-scraped engineered hard wood flooring in living areas and bamboo flooring in bedrooms
- Dual-sided gas fireplace with custom tile and mantle
- Living room has a large picture window, dining area and custom built-in shelving
- Dual pane windows
- Upgraded 200amp electrical panel (2022)
- Primary bedroom is spacious with an ensuite remodeled bath with walk-in shower, lit closet and window shutters
- All bathrooms have been remodeled
- Permitted 4th bedroom addition with slider access to backyard and vaulted ceilings
- Plantation shutters and crown molding throughout
- Lorex 4K security camera system with 16 channels and 9 cameras covering the entire exterior
- Central alarm system with 2 keypads in house and garage w/smart controls on a mobile device
- 2 car garage with epoxy flooring, EV charger and myQ garage door opener with smart controls via mobile device

Kitchen

- Professionally designed
- Large center island with a 5-burner cooktop, stainless steel range hood and a buffet bar with storage underneath
- Custom cabinets with pull-out drawers and granite countertops
- All stainless steel appliances and dual ovens
- Custom closet for stackable steam washer and dryer
- Opens to family room and dining area

Exterior

- Beautiful curb appeal
- Professional custom hardscape and landscape in front and back with exterior lighting and waterfall feature
- Oversized front yard with a grassy lawn and patio
- Built-in BBQ (2021) with granite countertops, bar top seating and refrigerator
- Large covered patio with stone pavers in backyard + eco friendly turf lawn
- Mature fruit trees (pomegranate and feijoa) and a baby avocado tree
- Smart sprinkler system by Orbit Smart Water Controller

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