

Six Tips To Prepare Your Home For The Fall Season

- **Clean Gutters**

Fall is a great time to clean your gutters to remove leaves, sticks, dirt, and grime that can accumulate throughout the year. Clogged gutters can damage your home's infrastructure.

- **Inspect Your Roof**

Fall is a good time to inspect your roof to prevent damage and expensive repairs.

- **Check Smoke Detectors**

Test your smoke and carbon dioxide detectors to ensure they are working before you start burning fires.

- **Change Your Furnae Filters**

Changing your furnace filter is one of the easiest things you can do to keep your furnace in good shape. If you have not changed it in a while, make sure you have a fresh one before you turn your furnace on for the first time.

- **Inspect Your Furnace**

Have an HVAC professional inspect your furnace to prevent issues before they become problems.

- **Inspect Your Fireplace**

Have your chimney and fireplace inspected annually to ensure they are safe to use during the cold season.

Eric Tomlinson

Working with Eric has made buying and moving hassle-free. Always available with answers and solutions. Would highly recommend for anyone looking to take the stress out of purchasing a home. Thanks Eric.

Mike Lee
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Featured Properties Listed & Sold By The Tomlinson Group 2024

ACTIVE



23592 BEECH ST, HEMET
4 BED / 2 +.75 +.50 BATH / 2,822 SQ. FT
6.06 ACRES
LISTING PRICE: \$1,199,000

Beautiful views describe this stunning single-story custom built ranch estate residence. Located in the serene outskirts of West Hemet. This gorgeous estate also boasts 6.06 beautiful acres. Approximately 2 acres of land is fenced. Almost completely remodeled. Enter through your own private electric wrought iron gates. Enter through a double door entry. Primary bathroom with jetted tub and custom shower. His and her closet with built-ins and double French doors to the breezeway. 27 paid for solar panels. 2 Tesla batteries. Above ground spa. RV access with multiple cleanouts, and / or ADU's..

ACTIVE



31367 CORTE MONTEL, TEMECULA
4 BED / 2 BATH / 2,160 SQ. FT
LISTING PRICE: \$765,000

Beautiful single-story ranch-style home in the "Villa Avanti / Rancho Vista Estates" Community on a cul-de-sac. Offering 2,160 sq ft, 4 bedrooms, and 2 baths. The primary bedroom features a walk-in closet, double sinks, separate tub, and shower. High ceilings, natural light, travertine tile floors, granite countertops, and a central island. Includes a family room with a gas fireplace, indoor laundry, wet bar, and a three-car garage. Professionally landscaped yard with patio cover. Close to schools, shopping, and wineries.

ACTIVE



200 Terry Ln, Hemet
3 bed / 1 + .75 bath / 2,026 AQ. FT
LISTING PRICE: \$434,900

Nestled at the end of a cul-de-sac in Hemet, this charming single-story home offers an array of desirable features. Inside, the spacious family room boasts a cozy brick fireplace, while the kitchen impresses with granite countertops, abundant storage, and a large dining area perfect for gatherings. The home is thoughtfully designed with built-in shelving and ceiling fans throughout. Convenient indoor laundry room with a sink. Tile and vinyl wood flooring run throughout the home, offering both durability and style. Outdoors, the backyard is a private oasis with a wooden walkway over a serene Koi pond complete with a stone waterfall.

IN ESCROW



1749 E. FAIRFIELD CT, ONTARIO
4 UNITS 4,269 SQ. FT
LISTING PRICE: \$910,000

Great 4plex located in an ideal location in Ontario. Builder is Covington. Cul-de-sac location. Built in 1980. All units have long term tenants with month-to-month leases. All units are 2 stories with attached garages. Washer/dryer hookups in the garages. Seller pays water, insurance, and the gardener. Tenants pay their own gas and electricity. Air conditioning units are newer, seller states 2022 approximately. Each unit has a private gated area. Roof is shingle. Original owners. Close to schools, freeways, medical, and the Ontario Airport.

IN ESCROW



31628 PASEO GOLETA, TEMECULA
5 BED / 3 BATH / 3,087 SQ. FT
LISTING PRICE: \$865,000

Gorgeous two-story home in the "Rancho Vista Estates" Community, Temecula. Featuring 3,087 sq. ft., 5 bedrooms, and 3 baths (1 bed/bath downstairs). Enjoy sunset views from the primary bedroom balcony with 2 walk-in closets and a luxurious bathroom. Highlights include hardwood and tile flooring, ceiling fans, 2 fireplaces, crown molding, recessed lighting, a wet bar, a custom kitchen, indoor laundry, and a 3-car garage. Large backyard with pergola, stream, and waterfall. Close to parks, schools, shopping, and wineries.

IN ESCROW



27205 AURORA DR, HEMET
4 BED / 1.75 BATH / 1,928 SQ. FT
LISTING PRICE: \$479,900

Welcome to this charming single-story home in Hemet, Offering 4 spacious bedrooms and 1.75 baths. The kitchen is a chef's delight, featuring newer white appliances, updated cabinetry, and stunning granite countertops, all flowing seamlessly into the inviting great room. Cozy up by one of the two brick fireplaces. The home boasts modern touches, including dual-pane windows, ceiling fans throughout, and skip trowel walls and ceilings. Outside you will find a fully covered patio, an inviting in-ground pool & spa, and a large side yard with potential for RV storage.

IN ESCROW



31468 CORTE MONTEL, TEMECULA
4 BED / 2 BATH / 2,160 SQ. FT
LISTING PRICE: \$799,900

Welcome to your dream home on Corte Montiel in Temecula part of the "Rancho Vista Estates" Community! This stunning single-story home is on a private corner lot. This property boasts a professionally landscaped drought-tolerant garden with a charming waterfall and stream. The home features luxury vinyl plank floors, high ceilings, and a cozy fireplace in the great room. The gourmet kitchen, with its gas island range, granite countertops, and ample cabinetry, is perfect for culinary enthusiasts and opens to the great room. 16 paid for solar panels!

CLOSED AUGUST 2024



31657 ROUGE LN, MENIFEE
5 BED / 2.75 BATH / 2,402 SQ. FT
LISTING PRICE: \$680,000
CLOSED AT: \$680,000

Beautiful two-story pool home in the "Mosaic" neighborhood, Menifee. Built in 2018, this spacious 2,402 sq ft home features 5 bedrooms, 2.75 baths, and RV/boat parking. Highlights include vinyl plank flooring downstairs, upstairs loft, central heat/air, ceiling fans, leased solar, and a tankless water heater. The kitchen boasts granite countertops, a tile backsplash, and stainless-steel appliances. Entertainer's backyard with patio cover and Astroturf. Community park and sports court. Close to schools, shopping, and freeway.

CLOSED AUGUST 2024



32106 VIA SALTIO, TEMECULA
4 BED / 2.75 BATH / 2,693 SQ. FT
LISTING PRICE: \$759,900
CLOSED AT: \$764,900
SOLD FOR: \$5,000 OVER ASKING

Beautiful South Temecula home located in the highly sought after "Redhawk" area. This two-story home boasts a spacious open and airy 2,693 sq. ft. with four large over size bedrooms and three baths. One bedroom and bath (shower) are located downstairs. All neutral colors and carpet, vinyl flooring and cool tile. Central heat and air. Cozy fireplace and ceiling fans. Indoor laundry with sink and storage. Some shutters. Cook's kitchen with stainless steel double ovens. Large pool size backyard.

CLOSED AUGUST 2024



42332 CHISOLM TRL, MURRIETA
5 BED / 1+.75 +.50 BATH / 3,084 SQ. FT
LISTING PRICE: \$1,299,000
CLOSED: \$1,297,000

Welcome to your dream home in the highly sought-after Murrieta Ranchos Community! Sprawling across 3,084 sq. ft. of luxurious living space on a 0.38-acre lot. This home offers an abundance of flat, usable land with RV access. Enjoy the serene and private backyard paradise featuring a gorgeous grotto pool with a waterfall, a built-in fire pit, a gazebo, and a covered patio with recessed lighting. Step inside to discover elegant 10-foot coffered ceilings, crown molding, and custom blinds and shutters throughout. No Association!

CLOSED AUGUST 2024



33742 VIEW CREST DR, WILDOMAR
3 BED / 2 BATH / 1,272 SQ. FT
LISTING PRICE: \$525,000
CLOSED AT: \$530,000
SOLD FOR: \$5,000 OVER ASKING

Welcome to this adorable 3-bedroom, 2-bath home in the highly sought-after Wildomar community. This 1,272 sq. ft. corner lot home features new luxury vinyl plank flooring, a cook's kitchen with a new sink, a cozy fireplace, and a primary bedroom with mirrored wardrobe doors. The large 7,840 sq. ft. lot includes a shed, a 2-car garage, and mountain views. Enjoy low taxes, no HOA, and proximity to schools, parks, shopping, and freeways.

CLOSED AUGUST 2024



26345 ADELINA DR, MENIFEE
4 BED / 3 BATH / 2,481 SQ. FT
LISTING PRICE: \$719,900
CLOSED AT: \$750,000
SOLD FOR: \$30,100 OVER ASKING

Nestled in the highly sought-after Alasia Community of Menifee, this home boasts a cook's kitchen that is a culinary dream with stainless steel appliances, white cabinets, and granite countertops. Additional highlights include a large loft area, an indoor laundry room, and ample storage space. The home also features a whole-house water filtration system, surround sound in the great room, and outdoor speakers for a premium entertainment experience. Energy efficiency is ensured with 18 solar panels and a tankless water heater.