

RESIDENTIAL**Detached****Active****List Price: \$839,999****MLS #: 41138544****1577 Chianti Ln****Unit:****BRENTWOOD****CA****94513****Contra Costa****List Date: 6/25/2026 Orig Price: \$855,000****Pend Date:****Off Mkt:****Media Link:****COE Date:****Sold Price:****Media Link 2:****Print/Email:****Property Information**

Bedrooms: 2	Total Rms: 7	Garage Spcs: 0	Year Built: 2018
Baths/Par: 2 / 0	Stories: One Story	Total Prk Spcs: 2	Age: 8
SqFt: 1842	Source: Public Records	Fireplaces: 0	Acres: 0.110000
Pool: Community	# of Units:	Lot SqFt: 4,656	Own Type:
		Units Floor:	Property Faces:
D/N/S: TRILOGY VINEYARDS		Model: Vin Santo	Builder: Shea
Elementary School Dist:		High School Dist:	

Listing & Showing Information**Special Information:** None**Associated Documents:** 5**Directions:****Cross St:** Chianti**Property Features:**

COOLING Central Air CONSTRUCTION STATUS Existing DISABLED FEATURES None DISCLOSURES Architectural Apprl Req EQUIPMENT ADDITIONAL Fire Sprinkler System, Garage Door Opener, Window Coverings, Tankless Water Heater, Carbon Mon Detector, Solar EXTERIOR Double Pane Windows, Stone, Stucco FIREPLACES None FLOORING Tile FOUNDATION Slab GARAGE/PARKING Attached HEATING Forced Air 1 Zone INSPECTIONS/REPORTS None	KITCHEN FEATURES 220 Volt Outlet, Stone Counters, Dishwasher, Disposal, Ice Maker Hookup, Kitchen Island, Microwave LAUNDRY 220 Volt Outlet, Laundry Room LEVEL - STREET 2 Bedrooms, Primary Bedrm Suite - 1 LOT DESCRIPTION Level POOL None POSSESSION Close Of Escrow ROOF Tile ROOM - ADDITIONAL Formal Dining Room, Office, Great Room, Laundry SOLAR Solar Electrical Leased STYLE Traditional TERMS Cash, Conventional WATER Public Water YARD DESCRIPTION Back Yard, Fenced, Front Yard, Patio Covered, Sprinklers Automatic
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Public Remarks

Welcome to this stunning Vin Santo model in The Trilogy at The Vineyards, a gated 55+ community. Situated on a quieter section of the street, this home offers attractive curb appeal with well-maintained landscaping. Step inside to natural light and upgraded tile flooring. The neutral finishes complement the open floor plan connecting the great room, dining area, and gourmet kitchen. The kitchen features granite countertops, a large center island, stainless steel appliances, and rich dark cabinetry that pairs seamlessly with the stone finishes. The primary suite includes a spacious bedroom and ensuite bathroom with dual sinks. Additional highlights include a laundry room with a sink and built-in cabinetry, and a two-car garage. The backyard offers mature fruit trees, a covered patio, and a water feature. The home is equipped with a solar energy system under a 20-year lease, which will be assumed by the buyer at closing. Residents enjoy access to resort-style amenities that include a clubhouse, fitness center, indoor and outdoor pools, pickleball and tennis courts, bocce ball, walking trails, and a full calendar of community events and activities.

HOA Information

HOA?: Yes	HOA Name: TRILOGY	HOA Phone: 925-626-8150	Fee \$: 478
Fee Freq: Monthly	Litigation: No	Transfer Fees: Paid by Buyer	
HOA Amenities: Clubhouse, Greenbelt, Gym/Exercise Facility, Pool, Spa/Hot Tub, Tennis Court(s), Other, Game Room, Trail(s)			
HOA Documents: Budget, Bylaws, CC&R'S, Financial Statement, Reserve Study, Rules and Regulations, Other HOA Docs			
HOA Fees Include: Management Fee, Reserves, Other			

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Provided By: Carolyn Young - Agt: 925-963-0093**DRE:** 00800739**07/05/2026**

