

RESIDENTIAL Detached

New
1083 Pomerol Cir
BRENTWOOD
MLS# 41145600
Orig Price: \$719,000
List Date: 8/20/2026
Pend Date:
D/N/S: TRILOGY VINEYARDS
DOM: 4
Model: Alicante
Builder: Shea

List Price: \$719,000
Unit:
CA 94513

Stories: One Story
Sold Price:
Off Mkt Date:
COE:



Print/Email:

Property Information

Bedrooms: 2	Yr Blt: 2014	Garage Spcs: 2	Total Rms: 6	Own Type:
Baths/Par: 2 / 0	Age: 12	Total Prk	# of Units:	% Own Occ:
SqFt: 1468	Acres: 0.140000	Fireplaces: 0	Pool: Communit	Units Floor:
Source: Public Records	Lot SqFt: 6,174	ElemSchool Dist:	High School District:	

Showing & Listing Information

Occ By: Vacant	Occ Name:	Occ Phone:	Supra Box?: Ye	Spec Info: None
Show Info: Vacant, just go, Supra only. Text Tom for gate code.		24 Hr. Notice Req?: No	Lockbox Location:	Gas Meter
Directions: Briones VALley to Malbec		Cross St: Malbec	Associated Docs: 0	

List Type: Excl Right	List Service: Full Service	LA-DRE#: 01404116
List Agt: Tom Schieber - Agt: 925-487-3172	tom@tomschieber.com	Broker DRE#: 01878277
Co-List:	List Ofc: Exp Realty of California, Inc - Off: 925-487-3172	Agent Hit Count:
Zoning: APN: 007-500-040-6	Census Tract:	Point of Sale Ord: No
Disclosures Link: Disclosures Link	Showing Link:	City Transfer Tax: No
Available to Show:		Client Hit Count:
Primary Showing Contact: Tom		Primary Showing Phone: 925-487-3172

Remarks

Turnkey single-story Alicante with 2 bedrooms, 2 baths, and a versatile smart room in Trilogy at the Vineyards, Brentwood's premier 55+ resort community. Warm wood floors run throughout the open-concept living space. The kitchen features slab granite counters, a curved granite island with breakfast-bar seating, a 5-burner gas cooktop, a built-in stainless wall oven and microwave, a French-door refrigerator, custom cabinetry, and a tile backsplash. The primary suite offers a walk-in closet and a granite dual-sink bath with a tiled walk-in shower. The smart room includes the full upper-and-lower custom cabinetry package, a built-in workstation, and front-load washer and dryer. Outside, the private backyard has no rear neighbor, an extended patio, a stacked-stone gas fire pit, and tiered garden beds. Pre-paid Tesla solar lease included. Residents enjoy Club Los Meganos with fitness center, pools, spa, dining, and trails — minutes from The Streets of Brentwood and championship golf. Your next chapter starts here.

Confidential Remarks

Presale Escrow at ORTC. Disclosures available. Large planter pot with lemon motif to go. All other planter pots to stay. Solar is a pre-paid lease (no cost). Text Tom for gate code.

Property Features:

COOLING Central Air	LEVEL - STREET 2 Bedrooms, 2 Baths, No Steps to Entry, Main Entry
CONSTRUCTION STATUS Existing	LOT DESCRIPTION Level
DISCLOSURES Disclosure Package Avail	POOL None
EQUIPMENT ADDITIONAL Water Softener, Tankless Water Heater	POSSESSION Close Of Escrow
EXTERIOR Stucco	ROOF Tile
FIREPLACES None	ROOM - ADDITIONAL Utility Room
FLOORING Hardwood, Tile, Carpet	SOLAR Solar Electrical Leased
GARAGE/PARKING Attached	STYLE Traditional
HEATING Forced Air 1 Zone	TERMS Cash, Conventional, FHA Loan, VA Loan
KITCHEN FEATURES Stone Counters, Dishwasher, Eat-in Kitchen, Gas Range	WATER Public Water
LAUNDRY Laundry Room	YARD DESCRIPTION Patio Covered

HOA Information

HOA?: Yes	HOA Name: TRILOGY	HOA Phone: 925 626-8150	Fee \$: 478
Fee Freq: Monthly		Litigation: No	Transfer Fees: Paid by Seller
HOA Amenities: Clubhouse, Gym/Exercise Facility, Pool, Security Gate, Tennis Court(s), Other			
HOA Documents: Budget, Bylaws, CC&R'S, Financial Statement, Reserve Study, Rules and Regulations			
HOA Fees Include: Common Area Maint, Management Fee, Reserves, Maintenance Grounds			

Buyer Agent:	Sale/Orig \$:	Sale/Last \$:	List \$/SqFt: \$490	Sale\$/SqFt:	Sale Terms:
Sale Price:	Buyer Agent DRE#	# of offers:			

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Provided By: Carolyn Young	DRE: 00800739	08/24/2026
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		Units Floor:	Property Faces:
D/N/S: TRILOGY VINEYARDS		Model: Alicante	Builder: Shea
Elementary School Dist:		High School Dist:	

Listing & Showing Information**Special Information:** None**Associated Documents:** 0**Directions:****Cross St:** Malbec**Property Features:**

COOLING Central Air	KITCHEN FEATURES Stone Counters, Dishwasher, Eat-in Kitchen, Gas Range/Cooktop, Kitchen Island, Microwave, Oven Built-in, Refrigerator
CONSTRUCTION STATUS Existing	LAUNDRY Laundry Room
DISCLOSURES Disclosure Package Avail	LEVEL - STREET 2 Bedrooms, 2 Baths, No Steps to Entry, Main Entry
EQUIPMENT ADDITIONAL Water Softener, Tankless Water Heater	LOT DESCRIPTION Level
EXTERIOR Stucco	POOL None
FIREPLACES None	POSSESSION Close Of Escrow
FLOORING Hardwood, Tile, Carpet	ROOF Tile
GARAGE/PARKING Attached	ROOM - ADDITIONAL Utility Room
HEATING Forced Air 1 Zone	SOLAR Solar Electrical Leased
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Provided By: Carolyn Young - Agt: 925-963-0093**DRE:** 00800739**08/24/2026**