



**11 ROCKY KNOLL 12**

11 ROCKY KNOLL, IRVINE, CA 92612

**\$1,623,000**

*150 Years*

**JOHN D WOOD & CO.**

London, Country & International Property



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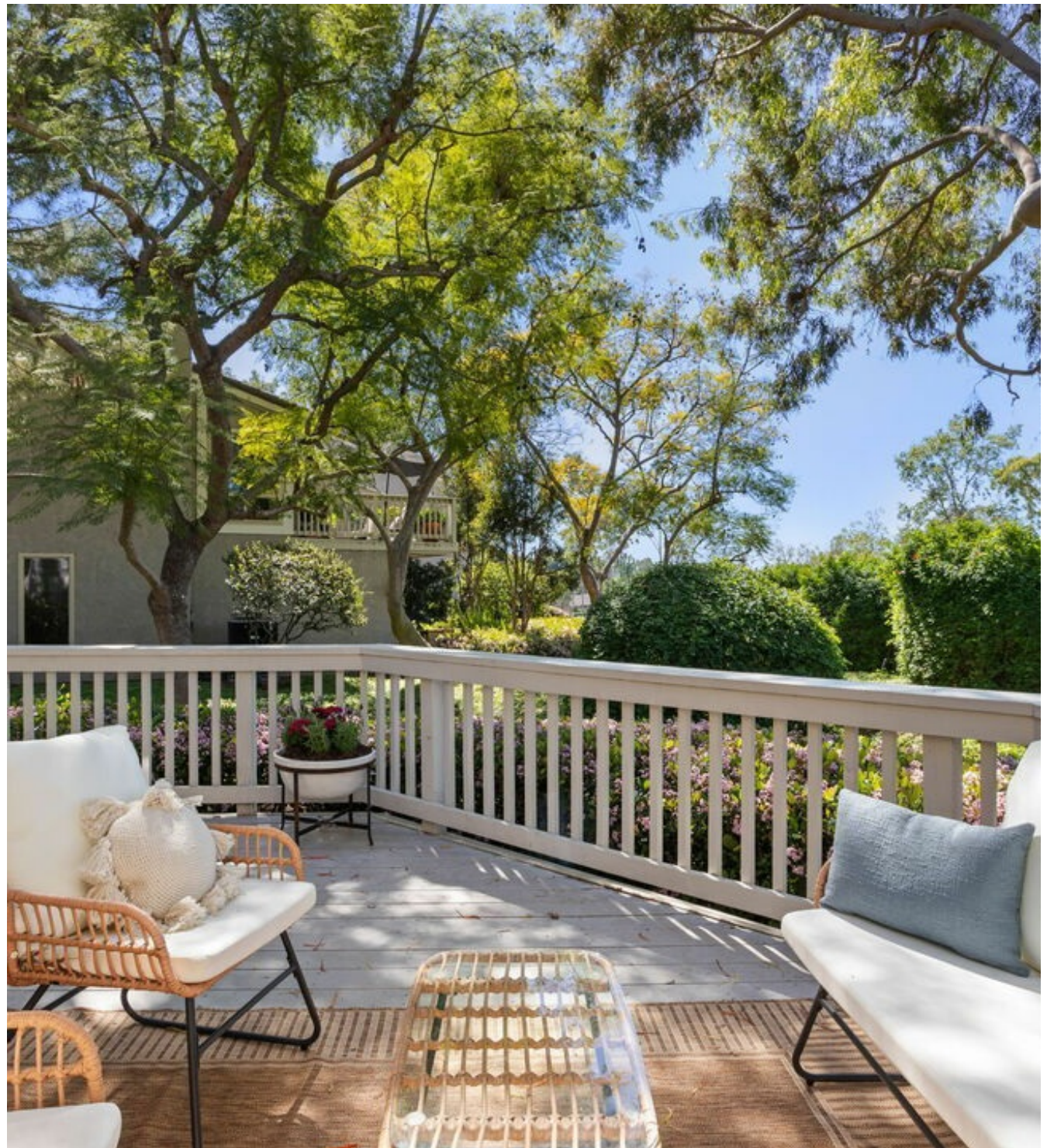
Rare corner/end-unit 3 Bedroom residence with an attached 2 car private garage, offering exceptional privacy, abundant natural light, and tranquil tree-top and sunset views from multiple private patios. Set within Irvine's beautiful and established Turtle Rock community, known for its mature trees, peaceful streets, and meticulously maintained surroundings. The community also offers access to a pool, tennis court, and pickleball court, creating a relaxed yet active lifestyle environment just moments from University of California, Irvine and within walking distance to neighborhood schools, including the award-winning University High School.

**Garage Count: 2 Car Garage,**  
**Pool Description: Pool,**  
**Cooling: Central A/C,**  
**Special Program: Global Luxury**

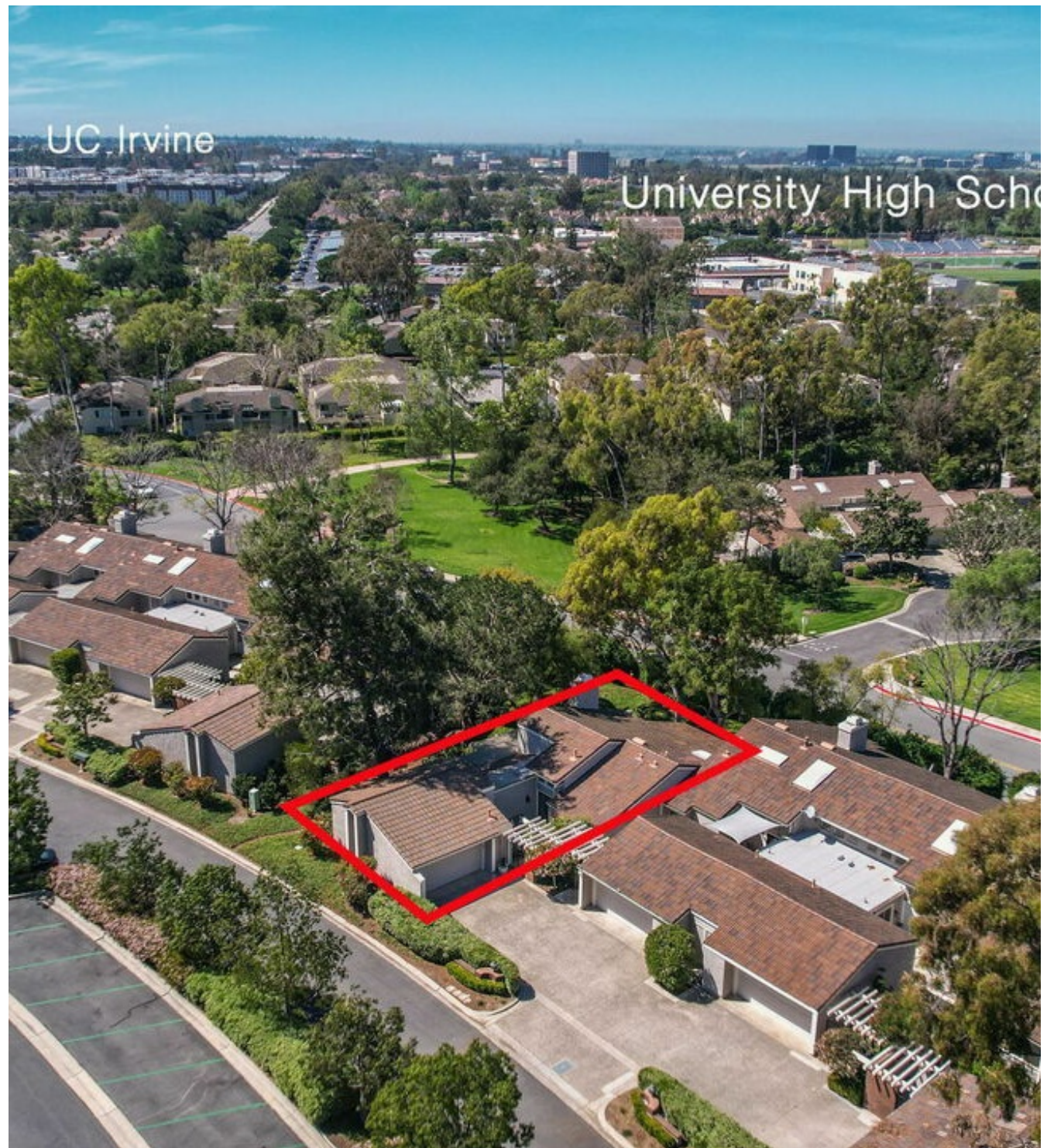
**\$1,623,000**

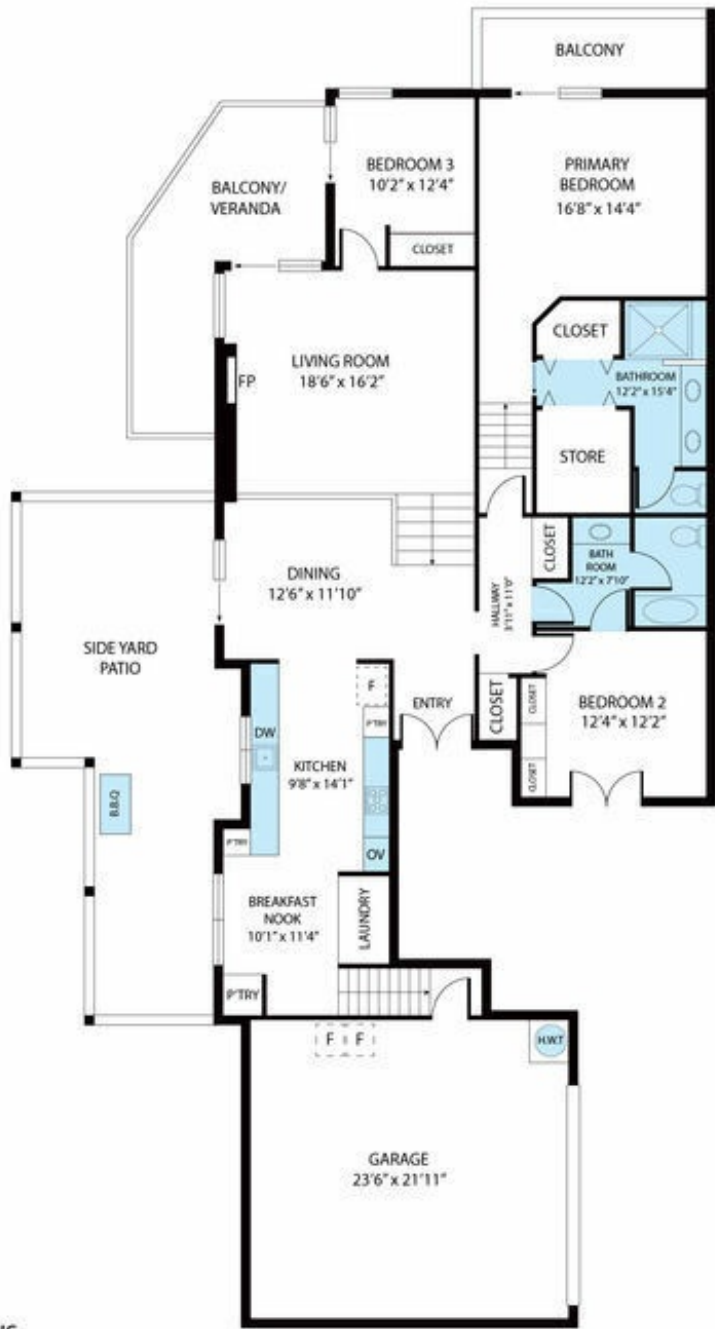


Volume ceilings and expansive windows create an airy open floor plan filled with natural light, while generous wall space provides the perfect backdrop for displaying art and personal collections. White oak flooring runs throughout, adding warmth and cohesion to the home's refined contemporary interior. The recently remodeled kitchen features white shaker cabinetry, quartz countertops, a wine refrigerator, and a spacious pantry. A charming breakfast nook overlooks the garden patio an ideal place to begin the day with coffee in a quiet, tree-lined setting. The living room centers around a welcoming fireplace with built-in cabinetry and opens seamlessly to one of three private outdoor retreats, creating effortless indoor-outdoor flow for relaxing evenings and sunset views. The spacious primary suite enjoys its own private deck framed by greenery and includes a beautifully remodeled bath with a large walk-in shower, dual vanity, and generous closet space. The secondary bedroom features built-in shelving and direct patio access ideal for guests or flexible live-work use. The third bedroom, also overlooking mature trees and offering a large closet, functions perfectly as a comfortable bedroom or dedicated home office.



This exceptional location combines privacy, natural surroundings, and convenient access to schools, shopping, dining, nearby golf courses, community recreation amenities, and UC Irvine making it especially attractive for professionals seeking both lifestyle quality and long-term investment stability. Feels like a free standing and private home but offers every convenience imaginable from an established and strong HOA community.





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the accuracy of the floor plan contained here, measurements of doors, climate and no responsibility is taken for any error, omission, or misstatement could be used as such by any prospective purchaser.

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