

**Bear Creek**

Homeowners' Association: Call 951 -677-1434

Bear Creek is located in the midst of one of Southern California's most beautiful regions, the Murrieta/Temecula Valley. It is one of the few gate guarded communities in Murrieta, CA. This community is built around a Jack Nicklaus golf course. It is said that this community offers some of the most challenging golf in the Western U.S. Even for the expert golfer, their skills are sure to be tested on the 7,154 yard, 75.3 rated and 143 slope designs. This course is full of emerald fairways, glimmering lakes, nestled greens, and majestic 200 year old oak trees. The association amenities include private streets, Olympic sized swimming pool, spa, weight room, clay and concrete tennis courts, bocce courts, meeting rooms, and offices.

**Chardonnay Hills**

Homeowners' Association: <http://chardonnayhoa.com/>

Chardonnay Hills lies adjacent to Temecula Wine Country. The grand entry off Rancho California Road and Promenade Chardonnay Hills is comprised of a majestic water feature. Chardonnay Hills is a premiere collection of 580 homes located in the rolling hills of the wine country in Temecula, California. The common amenities include: three tot-lots; two recreation centers, an Olympic sized swimming pool, spa, tennis courts, a volleyball court, full basketball court and two parks with playground equipment picnic areas with barbecues. Homes range in size from 2,000 to 4,000 square feet.

**Country Road Estates**

Country Road Estates properties are on minimum 5 acres parcels nestled in Temecula's prestigious Wine Country. Just minutes from the Temecula Promenade Mall and Pechanga Casino. This is an exceptional environment with custom home with sweeping panoramic views.

**Crowne Hill**

Homeowners' Association: <http://mycrownehill.com/association-information>

Crowne Hill is a 1,000 home planned unit development located in the gentle rolling hills located between Winchester and Temecula Parkway in Temecula. Crowne Hill prides itself on its friendly neighbors, well maintained homes, school system, and public parks and recreation facilities. Homes range in size from 1,900 to 3,900 square feet.

**Deluz**

Homeowners' Association: <http://www.deluzcsd.org/associations.cfm>

Originally developed for agricultural purposes in the early 1970's for avocado and citrus groves, it is fast becoming one of the Temecula's Valley premier destinations for those who are looking for homes with spectacular mountain views (the Pacific ocean on a clear day) and cooling breezes that has allowed Temecula to become one of the best wine regions in the world.

De Luz provides a rural active lifestyle and ecological balance into a sanctuary for privacy and relaxation. Nestled into the lush terrain of meandering streams, and majestic hundred-year-oaks, De Luz is a naturalist's paradise. All properties are a minimum of 5 acres.

### **Glen Oaks Hills**

Homeowners' Association: <http://www.gohnews.com/>

A private community of custom homes nestled in the picturesque hills of Temecula and in the heart of Temecula Wine Country. Amenities include a club house, a playground, a riding arena, and tennis courts. Minimum lot size is 2 ½ acres and every home has a beautiful west facing view.

### **Greer Ranch**

Homeowners' Association: <http://www.mygreerranch.com/>

Greer Ranch Community Association is a 693 home gated community located in the gentle rolling hills just West of the 215 in Murrieta. Greer Ranch prides itself on its friendly neighbors, well maintained homes, school system, private parks and recreation facilities.

Tucked away in a secluded, gated enclave atop the expansive Murrieta foothills, Greer Ranch is at once bold and new, yet steeped in tradition. Incorporating a blend of new home designs by some of the nation's finest builders and exclusive amenities, Greer Ranch sites are strategically placed among 550 rolling acres to best take advantage of the truly spectacular views.

### **Harveston**

Homeowners' Association: [http://lakelife.org/outside\\_home.asp](http://lakelife.org/outside_home.asp)

One of Temecula's newest and most exciting communities. Centrally located yet secluded Harveston provides a new lifestyle in the city but not in the city. Located in North East of Temecula Harveston is close to shopping, entertainment and schools.

Currently, Harveston consists of approximately 1500 homes with the projected build out of 1,900 homesites. The focal point of Harveston is the Lake House, which offers an 8,000 square foot facility comprised of the Terrace room which is used for events as small as birthday parties to large scale weddings, the "yoga room", craft room, pool pavilion, Jr. Olympic pool, large spa and splash park.

### **Lake Village**

Homeowners Association: Call 951-699-3389

Lake Village is a 250 home development that was established in the late 1960's making it one of Temecula's oldest communities. The development has a 15 acre lake that residents use to cool off during the hot summer months where they enjoy rowing and swimming. There is a clubhouse and tennis courts.

The community is located across the street from the Vail Elementary School, less than a half mile from the Community Recreation Center and Rancho California Sports Park.

### **Los Ranchitos**

Homeowners' Association: <http://www.lrhoa.com/>

Located in the heart of Temecula, Los Ranchitos residents enjoy quick access to both Old Town and the Wine Country. The name, Los Ranchitos means "Little Ranches". It consists of 189 parcels of two to five acres of rural, equestrian properties. In keeping with the rural atmosphere, the residents enjoy not having streetlights, curbs, and gutters. It is five minutes to "Old Town" and a fifteen minute drive to our Promenade Mall, only 2.5 miles from the Temecula Creek and Redhawk Golf Courses.

### **Meadow Oaks**

Homeowners' Association:

<http://community.associawebsites.com/sites/LaCrestaPOA/Pages/AcwDefault.aspx>

Meadow Oaks is located in the Santa Rosa Plateau in the La Cresta area, it has a unique geography where the counties of Orange, San Diego and Riverside meet. The plateau is approximately 16 miles from the ocean at an elevation between 2,000 and 2,900 feet. Cool ocean breezes provide an ideal climate for grassy meadows. Throughout the plateau you can view the ocean and from the east you can view Mount Palomar The Plateau includes several home owner communities: La Cresta, La Cresta Highlands, Santa Rosa West, Santa Rosa Trails, **Meadow Oaks**, Tenaja, Avocado Mesa and Redondo Mesa. Many people refer to the entire Plateau as "La Cresta", but indeed it is more than that. Some of the communities are Property Owners Associations (POAs). Some are County Service Districts (CSDs). All are in an unincorporated area of the city of Murrieta CA and have a Murrieta, County of Riverside address. There is no commercial zoning. Residential zoning is RA5 or RA10, which requires parcels to be at least 5-gross-acres. Known to be an **equestrian community**, La Cresta has miles and miles of horse trails.

### **Meadowview**

Homeowners' Association: <http://www.meadowviewhoa.org/>

In 1967 the Bekedam family purchased 800 acres where a dairy farm was built. The farm was located where the General Kearny (now Margarita) and Solano roads meet and where eventually the Meadowview residential community was developed. Meadowview is one of Temecula's oldest neighborhoods which is located today on over 360 acres of common land. Each home is custom built, and the minimum lot size is ½ acre.

Meadowview offers a great number of amenities that can be enjoyed such as open clean air, clubhouse, tennis courts, walking trails, spas, pools, basketball courts, and horse trails that ride through the large meadow in the center of the community.

### **Morgan Hill**

Homeowners' Association: <http://www.morganhillhoa.org/>

Morgan Hill offers some of the finest executive-caliber luxury housing in the Temecula area. This elegant community will service the needs of many families for quality move-up housing with the added benefits of Temecula's excellent location and offerings.

With four distinct neighborhoods totaling around 450 individual units, Morgan Hill will embody an unrivaled lifestyle. Architecture ranges from Craftsman, Spanish, and Monterey to Traditional and Colonial. Homes are between 2,000 and 4,200 square feet, from two up to seven bedrooms, two to four car garages, and both single- and two-story homes.

The common facilities are highlighted by a 10,000 square foot community center on three acres, complete with swimming pools, spa, tennis courts, gym, sauna, and outdoor patio with fireplace, and the Redhawk Golf Club, featuring an 18-hole course, located adjacent to Morgan Hill in Temecula.

### **Morgan Valley**

Homeowners' Association: <http://www.twmc.com/morganvalley/>

Temecula's Morgan Valley is a small cluster of 176 with 4-6 bedroom homes with large lots, many ¼ to ½ acre just behind Morgan Hill that is excluded from the high association dues it's neighbors pay. Some home have 4 car garages. The homes are large, beautifully finished and have some wonderful valley views.

There is a walking trail near the homes frequently used by many residents of the area with their children, dogs and horses.

### **Paloma Del Sol**

Homeowners' Association: <http://www.weluvpalomadelsol.com/paloma.html>

A master planned community with a great number of amenities. The community is located in South East of Temecula centrally located close to parks, shopping and schools.

The community has several swimming pools, parks, tennis courts, walking pathways and many other amenities.. There are several many parks within the community with tot lots as well as five (5) community parks nearby. There is also over 4 miles of walking trails where you see families walking and running together. Homes range from 1,000 to 2,900 square feet.

### **Paseo Del Sol**

Homeowners' Association: <http://www.twmc.com/paseodelsol/>

One of Temecula's fine master planned communities located in South East of Temecula close to shopping and schools.

The community has a recreation center with a 2,500 square foot clubhouse, that has a Jr. Olympic-sized pool, lap pool and tennis court. There are many parks within the community with tot lots as well as five (5) community parks nearby. There is also over 4 miles of walking trails where you see families walking and running together. Homes range in size from 2,100 to 4,200 square feet.

### **Rancho Highlands**

Homeowners' Association: <http://www.ranchocommunity.com/>

Rancho Highlands community is a master planned community, a premiere collection of 406 homes established in 1989 which is centrally located in Temecula with easy access to schools, shopping, entertainment and Interstate I-15.

The common amenities include; swimming pools, spa, tennis courts, basketballs courts, two parks with tot-lots and picnic tables.

### **Rancho Vista Estates**

Homeowners Association call: 951-698-6511

Rancho Vista Estates have a low tax rate of 1.25%, and the homes are in a well established area located near Temecula Valley High School and local parks. The homes are well built and offer views and quiet cul-de-sacs, close to town. Homes range in size from 2,400 to 3,200 square feet.

### **Redhawk**

Homeowners' Association: <http://www.redhawkcommunity.com/>

Redhawk was built in the late 1980's by builders like Centex, Lenar, Colrich, Greystone and Richmond American. Redhawk is located 4 miles east of I-15 and 2 miles from highway 79-S in the East South side of Temecula. Home prices range from the high 300's to up to the 600's. Redhawk Community Association is a 3,000 home planned unit development, designed around an 18 hole public golf course. Redhawk prides itself on its friendly neighbors, well maintained homes, school system, and public parks and recreation facilities. Homes sizes range from 2,100 to 3,200 square feet, and many lots have expansive views.

### **Renaissance Estates**

Homeowners' Association: <http://www.renaissanceowners.org/>

Renaissance Estates is a planned community with gated security, in the community of De Luz with paved roads and underground utilities (electrical, water, telephone & cable). This community's luxurious million dollar custom homes on 5 acre lots. Many of these majestic homes have panoramic views of the Pacific Ocean. These homes are for the discriminating home owner who treasures privacy, pristine country ambiance and a short ten minute drive to city conveniences.

### **Santa Rosa West**

Homeowners' Association: <http://www.santarosawest.org/index.html>

The property within the boundaries of the Santa Rosa West Association are located high above the local valleys of Murrieta and Temecula in an area commonly known as the Santa Rosa Plateau. The Santa Rosa West Association was established in 1985 and encompasses approximately 1290 acres. All parcels of land located within the Association are a minimum of 10 acres. Because of the large minimum parcels there exists a significant amount of open

space for everyone to enjoy. An abundant amount of wild life calls this area home and can be seen almost daily in the meadows and skies of the area. There are approximately 9 miles of horse trails that have been established and maintained for use by the Association's property owners

### **Santiago Ranchos**

The community currently does not have a homeowners' association website.

Santiago Ranchos is a community of custom homes on a minimum of 2.5 acres and a minimum of 5,000 square feet. The community was established in 1980, has horse trails and a low tax rate of 1.2%. Some of the finest homes in the Temecula valley are found in Santiago Ranchos and adjacent Los Ranchitos. What makes this community unique is the combination of large home sites and an in-town location near schools, shopping, restaurants, sports parks and all the other things that make Temecula an attractive choice for Southern California home buyers. Nearby are quality public schools and the finest private schools in the valley, making this a wonderful family environment for those wanting more space than you find in most coastal communities.

### **Starlight Ridge**

Homeowners' Association: <http://redhawkhoa.net/index.html>

Starlight Ridge in Temecula, is a lovely community that has mature shade trees and picturesque winding streets, with a very low tax rate of 1.25%. It is one of the original neighborhoods, in Temecula and offers many beautiful lots and a great location. Home sizes range from 1,000 to 2,500 square feet.

### **Temeku Hills**

Homeowners' Association: <http://temekuhillsma.com/about.html>

A master planned community located next to the Temeku Hills golf course and only a few minutes from Temecula's Wine Country. Temeku Hills offers a recreation center with a pool, tennis court, basketball court, fitness room, game room, card room and a full service clubhouse. There are several parks only a few minutes, as well as shopping centers and schools.

Beautifully built around the Temeku Hills Golf Course, the 1,340 single-family home development offers resort-style living to homeowners and community residents.

The name Temecula comes from the Luiseño Indian word "Temecunga." Over the years, the meaning of "Temecula" has been translated into several different versions of this interpretation, including the most popular, which is "where the sun breaks through the mist."

### **The Colony – Murrieta**

Homeowners' Association: <http://www.thecolonyatcaloaks.com/>

The Colony is a 1,500 home active 55+ adult golf course community in Murrieta, CA. It is revered for its prime location in the heart of southern California, ideally set within an hour of the ocean, towering mountains, scenic lakes and the desert. This well-established community is surrounded by great shopping, dining and entertainment attractions.

There is a 24 hour manned security gate and the community is located just 1 mile from Inland Valley Medical Center.

The Colony's clubhouse is the central hub for all community social and fitness activities. It boasts an exercise room, hobby and craft studios, a grand ballroom, theater, library, beauty salon and billiards. Plus, an outdoor pool and tennis, bocce ball and shuffleboard courts surround the clubhouse. There are also several miles of walking and biking trails that meander through the community.

The single story homes range from just over 1,000 to over 2,500 square feet, many feature fairway views.

The Colony Country Club, also known as California Oaks Golf Course, is a 4,681-yard par-65 course

### **Vail Ranch**

The community currently does not have a homeowners' association website.

A quite community located in South Temecula near Redhawk. Vail Ranch is close to shopping and schools. Established in the 1900's, taxes are 1.5%. South East Temecula, 3 miles from I-15 Interstate and 1 mile from Temecula Parkway. Near 2 city parks, several schools and there is a very well maintained 3.5 mile walking loop. Several shopping centers only 1 mile away, The Promenade Mall is 6.6 miles and Old Town Temecula 4 miles. Homes range in size from 1,100 to 2,800 square feet.

Golf Courses: Vail Ranch is only a couple blocks from the Redhawk Golf Club. An 18 hole championship golf course rated as the 7th best golf course in California for public fine facilities.

### **Vintage Hills**

Homeowners' Association website is available to residents only.

The charming and highly sought after neighborhood of Vintage Hills is located right on the boundary of Temecula city limits and Temecula wine country. Homes were built in the early to mid 1990's, so Vintage Hills is still relatively new, but has the added charm of more mature landscaping and trees. Vintage Hills gets its name from its proximity to Temecula's wine country and lovely rolling hills.

Comprised of over 600 homes, range in size from 2,200 to 3,200 square feet. Vintage Hills boasts two community pools, several tot lots, a large park and baseball diamond, tennis

courts, a basketball court and a large clubhouse.

### **Wolf Creek and Wolf Valley**

Homeowners' Association: <http://www.wolfcreeklifestyle.com/community.php>

Temecula's newest master-planned community, Wolf Creek will be 557 acres including Tony Tobin Elementary School and within walking distance of Erle Stanley Gardner Middle School and only 2 miles from Great Oak, Temecula's newest high school.

Homes in the neighborhood range from 2,200 to 4,200 square feet and have been built with the highest quality standards. Many view lots are available, because of the elevated gentle terrain in this beautiful community.

Wolf Creek will offer a splash park, village shopping, library and many more amenities. a superb, all-encompassing community. There are also two City parks within walking distance Pala Community Park and Kent Hindergart Park.