

\$9,499,000 - 14170 Bryce Pt, Poway

MLS® #250044987

\$9,499,000

8 Bedroom, 13.00 Bathroom, 15,323 sqft
Residential

Heritage Estates, Poway, CA

SELLERS OPEN TO CONCESSIONS.
Luxurious Hilltop Estate in Poway's
Coveted Heritage Estates. Experience luxury
on a grand scale in Poway's premier gated
community of The Heritage. This 15,323 sq ft
smart estate is privately gated on 6.32 acres
with 8 spacious bedrooms, 13 baths,
panoramic 360° views, and high-end
upgrades throughout. Features include freshly
painted interiors, remodeled kitchen with
top-trend finishes, newly updated primary suite
with timeless design, spacious game room
with bar, office, gym, and resort-style saltwater
pool/spa. New turf in both front and back yards
complement the low-maintenance landscape.
Owned solar, Tesla battery system, and
2,500-gal irrigation well add lasting value. A
rare blend of elegance, privacy and lifestyle.

Built in 2011

Essential Information

MLS® #	250044987
Price	\$9,499,000
Bedrooms	8
Bathrooms	13.00
Full Baths	9
Half Baths	4
Square Footage	15,323
Year Built	2011
Type	Residential



Sub-Type	Detached
Status	Active

Community Information

Address	14170 Bryce Pt
Area	POWAY (92064)
Subdivision	Heritage Estates
City	Poway
County	San Diego
State	CA
Zip Code	92064

Amenities

Parking Spaces	28
Parking	Garage,Garage Door Opener
# of Garages	8
Has Pool	Yes
Pool	Below Ground,Saltwater,Solar Heat

Interior

Appliances	Fire Sprinklers,Freezer,Ice Maker,Pool/Spa/Equipment,Trash Compactor,Vacuum/Central,Warmer Oven Drawer,Water Softener,Disposal,Dishwasher,Washer,Gas Oven,Garage Door Opener,Solar Panels,Microwave
Heating	Forced Air Unit,Zoned Areas
Cooling	Central Forced Air,Zoned Area(s)
Fireplace	Yes
# of Fireplaces	4
Fireplaces	FP in Family Room,FP in Living Room,FP in Primary BR,Patio/Outdoors
Stories	2 Story

Exterior

Roof	Tile/Clay
Construction	Stone,Stucco

School Information

District	Poway Unified School District
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Fees

HOA Fees	\$780
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HOA Frequency	Monthly
Other Fees	\$0
Total Fees	\$780

Additional Information

Date Listed	December 2nd, 2025
Days on Market	228
Listing Office	J Goodridge Real Estate

Listing Details

Listing Office	J Goodridge Real Estate
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This information is deemed reliable but not guaranteed. You should rely on this information only to decide whether or not to further investigate a particular property. BEFORE MAKING ANY OTHER DECISION, YOU SHOULD PERSONALLY INVESTIGATE THE FACTS (e.g. square footage and lot size) with the assistance of an appropriate professional. You may use this information only to identify properties you may be interested in investigating further. All uses except for personal, non-commercial use in accordance with the foregoing purpose are prohibited. Redistribution or copying of this information, any photographs or video tours is strictly prohibited. This information is derived from the Internet Data Exchange (IDX) service provided by San Diego MLS®. Displayed property listings may be held by a brokerage firm other than the broker and/or agent responsible for this display. The information and any photographs and video tours and the compilation from which they are derived is protected by copyright. Compilation© 2026 San Diego MLS®, Inc

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