

\$665,000 - 23215 Caminito Andreta # 35, Laguna Hills

MLS® #IG25040066

\$665,000

2 Bedroom, 2.00 Bathroom, 1,041 sqft
Residential on 13 Acres

Laguna Village (LV), Laguna Hills,

Introducing a beautifully upgraded and meticulously maintained condo in the highly sought-after Laguna Village. This gem won't stay on the market for long—priced to sell and brimming with appealing features. This lovely home offers a perfect blend of comfort and convenience. It boasts 2 bedrooms and 1 ½ bathrooms, accompanied by an attached 1-car garage. Additionally, the front patio is enclosed and can serve as an extra parking space. The entryway is located on the upstairs level, where you will find the kitchen, a half bathroom, family room, and a balcony that offers a delightful space to relax. On the lower level, you will discover the primary and secondary bedrooms, designed for maximum comfort.

Highlights of the condo include a water filtration system under the kitchen sink, providing clean and fresh water for the household. The kitchen itself offers plenty of countertop space, making it perfect for culinary endeavors. The master bedroom is spacious and the master bathroom has been fully remodeled, ensuring a touch of luxury. The location is second to none—centrally situated near major highways, theaters, shopping centers, local restaurants, and only about 10 miles from the beach. You'll love the easy access to all your favorite spots! Residents of Laguna Village enjoy access to a wide array of amenities, including a community center, fitness center, tennis courts, basketball courts, swimming pool, and a local park. Nestled



along the habitat of the Laguna Canyon Reserve, this condo offers a serene environment and a beautiful setting. Lovingly maintained by its current owners, this home is ready to welcome its new owners! Don't miss out on this incredible opportunityâ€”schedule a viewing today and make this wonderful condo yours!

Built in 1975

Essential Information

MLS® #	IG25040066
Price	\$665,000
Bedrooms	2
Bathrooms	2.00
Full Baths	1
Half Baths	1
Square Footage	1,041
Acres	13.03
Year Built	1975
Type	Residential
Sub-Type	Condominium
Style	Traditional
Status	Closed
Listing Agent	Ashley Carter
Listing Office	LG Realty & Investments, Inc.

Community Information

Address	23215 Caminito Andreta # 35
Area	S2 - Laguna Hills
Subdivision	Laguna Village (LV)
City	Laguna Hills
County	Orange
Zip Code	92653

Amenities

Amenities	Tennis Court(s), Barbecue, Clubhouse, Fitness Center, Outdoor Cooking Area, Picnic Area, Pool
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Utilities	Cable Available, Electricity Available, Natural Gas Available, Phone Available, Sewer Connected, Water Available
Parking Spaces	2
Parking	Carport, Garage
# of Garages	1
Garages	Carport, Garage
View	None
Has Pool	Yes
Pool	Community, Association

Exterior

Exterior	Concrete, Vinyl Siding, Wood Siding
Windows	Shutters
Construction	Concrete, Vinyl Siding, Wood Siding
Foundation	None

Interior

Interior	Tile
Interior Features	Balcony, Ceiling Fan(s), Multiple Staircases, Separate/Formal Dining Room
Appliances	Dishwasher, Disposal, Microwave, Refrigerator, Free-Standing Range, Gas Oven, Water Heater
Heating	Central
Cooling	Central Air
Fireplaces	None
# of Stories	2
Stories	Two

School Information

District	Capistrano Unified
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Additional Information

Date Listed	February 23rd, 2025
Days on Market	111
Short Sale	N
RE / Bank Owned	N

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