

\$1,280,000 - 7 Clear Creek Lane, Laguna Hills

MLS® #NP25019379

\$1,280,000

3 Bedroom, 3.00 Bathroom, 1,769 sqft
Residential on 0 Acres

Woodwinds (WW), Laguna Hills,

Welcome to 7 Clear Creek Lane, a stunning 1,769-square-foot pool home nestled in the coveted Woodwinds community, perfectly positioned on the border of Laguna Hills and Aliso Viejo. This exceptional property stands out with one of the few non-zero lot lines in the community, offering 3 bedrooms, 2.5 baths, plus a versatile den/office that could easily become a fourth bedroom.

The home's open floor plan showcases beautiful tile flooring throughout the first floor and premium laminate wood on the stairs and upper level. The updated kitchen features granite countertops, stainless steel appliances, and a charming bay window perfect for an herb garden. The spacious living areas include a formal dining room, and a family room with a cozy gas fireplace and soaring vaulted ceilings that fill the space with natural light.

Upstairs, the generous primary bedroom retreat features vaulted ceilings and a private wrap-around balcony offering tranquil treetop views. Two additional bedrooms and bathrooms complete the upper level.

Step outside to discover a private oasis centered around a heated saltwater pool, enhanced by elegant tile work and two inviting gazebos. The thoughtfully landscaped yard boasts producing blood and navel orange trees, dragon fruit trees, and various ornamental plants.



This gem's prime location offers easy access to freeways (including the 73 toll road and beach access via 133), the Irvine Spectrum, and abundant shopping and dining options. Outdoor enthusiasts will appreciate the proximity to Park Sheep Hills, Rose Garden, and the Aliso Creek bike trail leading directly to the beach.

Don't miss this rare opportunity to own a home that combines spacious living, modern amenities, and an ideal location in one of the area's most desirable communities!

Built in 1986

Essential Information

MLS® #	NP25019379
Price	\$1,280,000
Bedrooms	3
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,769
Acres	0.09
Year Built	1986
Type	Residential
Sub-Type	Single Family Residence
Style	Traditional
Status	Closed
Listing Agent	Tracy Bryant
Listing Office	Coldwell Banker Realty

Community Information

Address	7 Clear Creek Lane
Area	S2 - Laguna Hills
Subdivision	Woodwinds (WW)
City	Laguna Hills
County	Orange

Zip Code 92653

Amenities

Amenities Maintenance Grounds, Management

Utilities Cable Available, Sewer Connected, Water Connected, Electricity Connected, Natural Gas Connected, Phone Available

Parking Spaces 4

Parking Direct Access, Driveway, Garage, Garage Door Opener, One Space, Concrete, Garage Faces Front

of Garages 2

Garages Direct Access, Driveway, Garage, Garage Door Opener, One Space, Concrete, Garage Faces Front

View Neighborhood, Pool, Trees/Woods

Has Pool Yes

Pool Heated, In Ground, Private, Salt Water

Security Carbon Monoxide Detector(s), Smoke Detector(s)

Exterior

Exterior Stucco, Concrete, Drywall, Frame

Lot Description Back Yard, Corner Lot, Front Yard, Sprinklers In Front, Lawn, Landscaped, Yard, Cul-De-Sac, Street Level, ZeroToOneUnitAcre

Windows Double Pane Windows, Bay Window(s), Blinds, Skylight(s)

Roof Composition, Shingle

Construction Stucco, Concrete, Drywall, Frame

Foundation Slab

Interior

Interior Laminate, Tile, Wood

Interior Features Balcony, Breakfast Area, Separate/Formal Dining Room, Granite Counters, Open Floorplan, All Bedrooms Up, Cathedral Ceiling(s)

Appliances Dishwasher, Disposal, Gas Oven, Gas Range, Microwave, Electric Range, Gas Water Heater

Heating Central, Natural Gas, Electric, Fireplace(s)

Cooling Central Air, Electric

Fireplace Yes

Fireplaces Family Room

of Stories 2

Stories Two

School Information

District	Saddleback Valley Unified
Elementary	San Joaquin
Middle	Los Aliso
High	Laguna Hills

Additional Information

Date Listed	January 17th, 2025
Days on Market	18
Short Sale	N
RE / Bank Owned	N

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