

\$1,930,000 - 22762 Bayshore, Lake Forest

MLS® #NP25249846

\$1,930,000

4 Bedroom, 3.00 Bathroom, 2,425 sqft

Residential on 0 Acres

Lake Terrace II (LT2), Lake Forest,

This lakefront home captures unobstructed lake views and a refreshing connection to water, light, and nature that few properties can match. With 4 bedrooms, 2.5 bathrooms, and 2,425 square feet of refined living space, it blends comfort, privacy, and an enviable setting. Perfectly situated beside a green belt at the end of a cul de sac, the home enjoys the rare benefit of no neighbor on one side - an added sense of openness that enhances the retreat-like feel.

Inside, two-story ceilings and large windows fill the living areas with light, creating an easy flow between formal dining and casual gathering spaces. At the center of the home is a spacious kitchen, ideal for everyday living as well as entertaining. The primary suite takes in serene lake views and features its own fireplace, expansive closets, and a spa-inspired bath. Three additional bedrooms offer versatility for guests, family, or a dedicated office.

Your own private dock just outside your door offers easy access to boating, kayaking, fishing, or quiet mornings on the water. The community elevates the lifestyle even further, with multiple pools and spas, lighted tennis and pickleball courts, a fitness center, and a spacious clubhouse. Just opened in summer 2025, a brand-new lagoon pool with a sandy shoreline and crystal clear turquoise waters has quickly become one of the community's



CRMLS

best features.

Here, every detail supports a life well-lived. Enjoy launching your boat from your own dock (boat included), gathering with neighbors at the lagoon beach, or simply soaking in the calmness of the water. And with shopping, dining, highly-rated schools, and the best of Southern California's beaches and mountains all within easy reach, this home offers more than a place to live - it offers a fulfilling lifestyle.

Built in 1977

Essential Information

MLS® #	NP25249846
Price	\$1,930,000
Bedrooms	4
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	2,425
Acres	0.08
Year Built	1977
Type	Residential
Sub-Type	Single Family Residence
Status	Closed
Listing Agent	Janelle File
Listing Office	Compass

Community Information

Address	22762 Bayshore
Area	LS - Lake Forest South
Subdivision	Lake Terrace II (LT2)
City	Lake Forest
County	Orange
Zip Code	92630

Amenities

Amenities	Barbecue, Pool, Tennis Court(s), Billiard Room, Fitness Center, Other Courts, Outdoor Cooking Area, Pickleball
Parking Spaces	4
Parking	Driveway, Garage
# of Garages	2
Garages	Driveway, Garage
View	Lake
Waterfront	Lake, Lake Front
Has Pool	Yes
Pool	Community, Association

Exterior

Exterior Features	Dock
Lot Description	Cul-De-Sac

Interior

Interior	Laminate, Tile
Interior Features	Separate/Formal Dining Room, All Bedrooms Up, Breakfast Bar
Appliances	Dishwasher, Gas Oven, Gas Range, Refrigerator, Freezer, SixBurnerStove
Cooling	Central Air
Fireplace	Yes
Fireplaces	Living Room, Primary Bedroom
# of Stories	2
Stories	Two

School Information

District	Saddleback Valley Unified
----------	---------------------------

Additional Information

Date Listed	November 18th, 2025
Short Sale	N
RE / Bank Owned	N

Based on information from California Regional Multiple Listing Service, Inc. as of February 19th, 2026 at 1:55am PST. This information is for your personal, non-commercial use and may not be used for any purpose other than to identify prospective properties you may be interested in purchasing. Display of MLS data is usually deemed reliable but is NOT guaranteed accurate by the MLS. Buyers are responsible for verifying the accuracy of all information and should investigate the data themselves or retain appropriate professionals. Information from sources other than the Listing Agent may have been included in the MLS data. Unless otherwise specified in writing, Broker/Agent has not and will not verify any information obtained from other sources. The Broker/Agent providing the information contained herein may or may not have been the Listing and/or Selling Agent.