

\$349,000 - 3242 San Amadeo # 3b, Laguna Woods

MLS® #OC24246214

\$349,000

1 Bedroom, 1.00 Bathroom, 953 sqft
Residential on 0 Acres

Leisure World (LW), Laguna Woods,

Great view from the top of San Amadeo - one of Laguna Woods highest elevations with views of city lights and mountains plus the orange balloon! Spacious 3rd story condo with great square footage, subterranean parking and elevator access. Beautiful front door entry with leaded glass insert and side panels brightens up the entryway and provides a beautiful welcome. Inside, you'll first notice the great northern view and huge living room. This large living/dining room features 2 sets of sliding doors leading to the enclosed balcony with ceiling fan for year round comfort plus a good sized window to take advantage of the awesome outlook. At the end of the living room, there is a great space created behind the wall-to-wall entertainment center currently used as an office and storage space - it even has a sliding entry door for a seamless look. Easy care vinyl plank flooring throughout and ductless zoned mini split central HVAC for energy efficient climate control. Mini-splits unit are flush mounted in the ceiling so there are no bulky units on your walls! Bright kitchen features white refaced cabinets, granite counters, glass subway tile backsplash, recessed lights, stainless appliances and sink plus southeast facing kitchen window for a sunny outlook throughout the day. Remodeled bathroom houses large fiberglass walk-in shower, glass enclosure, recessed lights, upgraded vanity and medicine cabinet. Large linen/coat closet right outside the bathroom. Bedroom also contains great closet space and



sunny outlook. You'll love this inviting home and amazing location! THIS CONDO CAN BE PURCHASED WITH FURNITURE!! ESCROWS OPENED BEFORE JAN 1 WILL NOT BE SUBJECT TO INCREASED INCOME AND ASSET REQUIREMENTS FOR HOA BOARD APPROVAL. Laguna Woods Village residents enjoy a 27-hole championship golf course, a 9-hole executive par 3 course, pickleball and tennis courts, lawn bowling, gyms, clubhouses, swimming pools, horse stables, gardening centers, artist studios, computer workrooms and classes + over 200 clubs and organizations! ENJOY THE VIRTUAL WALK-THRU TOUR - CLICK ON THE WHITE CIRCLES TO WALK THROUGH, 360 ICON TO WALK OUTSIDE TO VIEW FRONT AND BACK YARD COMMON SPACES AND WALKING PERSON ICON TO COME BACK INSIDE!

Built in 1972

Essential Information

MLS® #	OC24246214
Price	\$349,000
Bedrooms	1
Bathrooms	1.00
Full Baths	1
Square Footage	953
Acres	0.00
Year Built	1972
Type	Residential
Sub-Type	Condominium
Status	Closed
Listing Agent	Donna Empfield
Listing Office	Laguna Premier Realty Inc.

Community Information

Address	3242 San Amadeo # 3b
Area	LW - Laguna Woods

Subdivision	Leisure World (LW)
City	Laguna Woods
County	Orange
Zip Code	92637

Amenities

Amenities	Clubhouse, Dog Park, Fitness Center, Maintenance Grounds, Management, Maintenance Front Yard, Pool, Pets Allowed, Billiard Room, Boat House, Bocce Court, Controlled Access, Game Room, Golf Course, Horse Trails, Meeting/Banquet/Party Room, Meeting Room, Other Courts, Paddle Tennis, Pickleball, Sport Court
Utilities	Cable Connected, Electricity Connected, Natural Gas Not Available, Sewer Connected, Underground Utilities, Water Connected
Parking Spaces	1
Parking	Assigned, Covered, Guest, Storage, Underground
# of Garages	1
Garages	Assigned, Covered, Guest, Storage, Underground
View	City Lights, Hills, Mountain(s), Neighborhood, Peek-A-Boo, Trees/Woods
Has Pool	Yes
Pool	Association
Security	Security Gate, Gated Community, Smoke Detector(s), Gated with Attendant, Gated with Guard, Security Guard, 24 Hour Security

Exterior

Windows	Double Pane Windows, Drapes, Screens
Roof	Common Roof

Interior

Interior	Vinyl
Interior Features	Built-in Features, Balcony, Granite Counters, Pantry, Stone Counters, Recessed Lighting, Bedroom on Main Level, Partially Furnished
Appliances	Dishwasher, Electric Range, Disposal, Microwave, Refrigerator, Electric Water Heater, Ice Maker
Heating	Ductless, Electric, Heat Pump, High Efficiency
Cooling	Central Air, Ductless, Electric, Heat Pump, Zoned
Fireplaces	None
# of Stories	1
Stories	One

School Information

Additional Information

Date Listed	December 6th, 2024
Days on Market	6
Short Sale	N
RE / Bank Owned	N

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