

# **\$2,250 - 90 Calle Aragon # O, Laguna Woods**

MLS® #OC24252369

**\$2,250**

1 Bedroom, 1.00 Bathroom, 770 sqft

Residential Lease on 0 Acres

Leisure World (LW), Laguna Woods,

Discover your next home in the vibrant 55+ gated community of Laguna Woods Village!

Surrounded by lush greenery and mature trees, this charming

1-bedroom, 1 bath Cadiz upper end-unit offer a tranquil retreat with all of the comforts you desire.

Step inside to find a spacious floor plan with CERAMIC TILE FLOORING in the living room, kitchen, and bathroom. The cozy bedroom boasts BEAUTIFUL WOOD-GRAIN VINAL FLOORING and ample closet space. The kitchen opens to a separate dining area, making it perfect for hosting intimate meals.

Unwind in the living room, where a door leads to your PRIVATE BALCONY---the ideal spot for savoring a morning coffee, diving into a good book, or simply enjoying serene views of the neighborhood and nearby trees.

Conveniences is key with LAUNDRY

FACILITIES just a few steps away at the bottom of the stairs and a nearby carport that includes a bottom ENCLOSED STORAGE CABINET for extra space. As a resident of Laguna Woods Village, you'll enjoy included services like TRASH COLLECTION, WATER, BASIC CABLE WITH OVER 200 CHANNELS, AND SEWER. Plus, the amenities are unbeatable.

- \* State of the-art fitness centers
- \* 5 Swimming Pools
- \* 7 Club Houses
- \* A 27-hole championship golf course
- \* Tennis and pickleball courts



- \* A bridge room
- \* Over 200 social clubs and more!

When you're ready to explore, you're just A 10 MINUTE DRIVE TO LAGUNA BEACH, where you can enjoy dining, arts, and shopping in the charming seaside village.

This delightful home is ready to welcome you! Don't miss this chance to make it yours and enjoy the lifestyle you've been dreaming of!

Built in 1965

## Essential Information

MLS® #	OC24252369
Price	\$2,250
Bedrooms	1
Bathrooms	1.00
Full Baths	1
Square Footage	770
Acres	0.18
Year Built	1965
Type	Residential Lease
Sub-Type	Stock Cooperative
Status	Closed
Listing Agent	Carmen Lindemann
Listing Office	HomeSmart, Evergreen Realty

## Community Information

Address	90 Calle Aragon # O
Area	LW - Laguna Woods
Subdivision	Leisure World (LW)
City	Laguna Woods
County	Orange
Zip Code	92637

## Amenities

Amenities	Barbecue, Billiard Room, Clubhouse, Fitness Center, Game Room, Guard, Pickleball, Pool, Sauna, Spa/Hot Tub, Tennis Court(s)
Utilities	Association Dues, Cable TV, Sewer, Trash Collection, Water

Parking	Assigned, Carport, Covered, Detached Carport
Garages	Assigned, Carport, Covered, Detached Carport
View	Neighborhood, Trees/Woods
Has Pool	Yes
Pool	Association, Community, Heated, Lap

## Interior

Interior Features	Balcony, Open Floorplan, Storage, Unfurnished
Cooling	Heat Pump, Wall/Window Unit(s)
Fireplaces	None
# of Stories	2
Stories	One

## School Information

District	Saddleback Valley Unified
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## Additional Information

Date Listed	December 19th, 2024
Days on Market	79
Short Sale	N
RE / Bank Owned	N

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