

# **\$769,800 - 20 Tierra Seguro, Rancho Santa Margarita**

MLS® #OC24255869

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## **\$769,800**

2 Bedroom, 2.00 Bathroom, 1,253 sqft  
Residential on 0 Acres

Tierra Montanosa (TIEM), Rancho Santa Margarita,

Welcome to this charming Rancho Santa Margarita Community of Tierra Montanosa! Two bedroom plus private bonus/loft, perfect for a third bedroom or private home office. Original owners have meticulously maintained home, including recent upgrades to flooring throughout the home, and recently painted throughout. Second bathroom modernized in 2023 with new flooring and fixtures. Home features includes being an end-unit and offers the comfort of no neighbors living above or below this townhome for maximum privacy and quiet living. Seller have installed upgraded recessed lighting and home has a two-car garage that is attached at ground level. As you enter the second level you are greeted by high ceilings that provide a sense of open spaciousness, along with the open floor plan that is accented with multiple windows that provide an abundance of natural light and brightens the space. Enter the expansive wrap-around balcony off the main living/dining area through a sliding screen door that allows for breezes to flow through home. Beautiful mountain views of Saddleback Mountain range and upgraded stucco siding and plexi-glass for sound and wind protection complete this relaxing outdoor space ready for entertaining and hosting your next BBQ. Kitchen has upgraded lighting along with stainless steel dishwasher, range and microwave appliances. Smart features in home include Nest thermostat and MyQ Garage Door Opener and Camera. Additional features include enclosed



storage area under the stairwell, and ample storage in the direct access two-car garage along with a laundry area. This lovely community that has recently undergone beautification, offers many amenities for your growing family, including access to several private swimming pools, the Beach Club, summer concerts, and access to Rancho Santa Margarita Lake. Close walking proximity to shopping, hiking and biking trails, parks including Oâ€™Neil Regional Park, and top-rated schools. This home won’t last long so come and see what living in South Orange County has for you and your family, Welcome Home!

Built in 1996

**Essential Information**

MLS® #	OC24255869
Price	\$769,800
Bedrooms	2
Bathrooms	2.00
Full Baths	2
Square Footage	1,253
Acres	0.00
Year Built	1996
Type	Residential
Sub-Type	Townhouse
Style	Spanish
Status	Closed
Listing Agent	Nelson Strickler
Listing Office	KW Spectrum Properties

**Community Information**

Address	20 Tierra Seguro
Area	R1 - Rancho Santa Margarita North
Subdivision	Tierra Montanosa (TIEM)
City	Rancho Santa Margarita
County	Orange

Zip Code 92688

## Amenities

Amenities Barbecue, Fire Pit, Outdoor Cooking Area, Picnic Area, Playground, Pool, Spa/Hot Tub, Tennis Court(s), Trail(s)

Parking Spaces 2

Parking Assigned, Garage, Direct Access, Storage

# of Garages 2

Garages Assigned, Garage, Direct Access, Storage

View Hills, Mountain(s), Neighborhood, Trees/Woods

Has Pool Yes

Pool Community, Association

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

## Exterior

Lot Description Corner Lot

Roof Tile

## Interior

Interior Carpet, Vinyl

Interior Features Balcony, High Ceilings, Open Floorplan, Recessed Lighting, Storage, All Bedrooms Up, Loft

Appliances Dishwasher, Gas Oven, Microwave

Heating Central, Fireplace(s)

Cooling Central Air

Fireplace Yes

Fireplaces Gas, Living Room

# of Stories 2

Stories Two

## School Information

District Saddleback Valley Unified

## Additional Information

Date Listed December 29th, 2024

Days on Market 14

Short Sale N

RE / Bank Owned N

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