

# \$5,000 - 37 Trail Canyon Drive, Aliso Viejo

MLS® #OC25014183

**\$5,000**

4 Bedroom, 3.00 Bathroom, 2,067 sqft

Residential Lease on 0 Acres

Woodlands (WOOD), Aliso Viejo,

Available NOW! Nestled in a tranquil community, this stunning home has many updates throughout and features 4 spacious bedrooms, including a convenient main floor bedroom with an adjacent full bathroom—ideal for guests. New gorgeous wood floors downstairs, lovely carpet, window shutters, and fresh paint in many of the rooms are some of the numerous updates. The living room includes large windows, a gas fireplace and a TV cabinet niche. The kitchen and adjacent dining room are light and bright with plenty of cabinet storage, granite counters, and direct access to the 2 car garage. The spacious backyard and patio feature a private yard/grass area. Upstairs, you'll find 3 additional bedrooms, 2 full bathrooms, a large loft that adds flexible living space, the laundry closet, and a front balcony. The primary suite is well-appointed with its private ensuite with separate water closet, dual sink vanity, walk-in closet, plus an additional standard closet. Located near top-rated schools, the 73 freeway, and scenic local trails, this home combines comfort, style, and convenience.



Built in 2000

## Essential Information

MLS® # OC25014183

Price \$5,000

Bedrooms 4

Bathrooms	3.00
Full Baths	3
Square Footage	2,067
Acres	0.13
Year Built	2000
Type	Residential Lease
Sub-Type	Single Family Residence
Status	Closed
Listing Agent	Candice Blair
Listing Office	Niguel Point Properties

## Community Information

Address	37 Trail Canyon Drive
Area	AV - Aliso Viejo
Subdivision	Woodlands (WOOD)
City	Aliso Viejo
County	Orange
Zip Code	92656

## Amenities

Utilities	Cable Available, Electricity Available, Natural Gas Available, Phone Available, Sewer Connected, Water Available, Association Dues
Parking Spaces	2
Parking	Driveway, Garage
# of Garages	2
Garages	Driveway, Garage
View	None
Pool	None
Security	Carbon Monoxide Detector(s), Smoke Detector(s)

## Exterior

Exterior	Drywall, Stucco
Exterior Features	Rain Gutters
Lot Description	ZeroToOneUnitAcre
Windows	Screens, Shutters
Roof	Tile
Construction	Drywall, Stucco
Foundation	Slab

## Interior

Interior	Carpet, Wood
Interior Features	Breakfast Bar, Balcony, Ceiling Fan(s), Separate/Formal Dining Room, Recessed Lighting, Loft
Appliances	Dishwasher, Gas Cooktop, Disposal, Gas Oven, Microwave, Water Heater
Heating	Forced Air
Cooling	Central Air
Fireplace	Yes
Fireplaces	Gas, Living Room
# of Stories	2
Stories	Two

## School Information

District	Capistrano Unified
Elementary	Canyon
Middle	Don Juan Avila
High	Aliso Niguel

## Additional Information

Date Listed	January 21st, 2025
Days on Market	16
Short Sale	N
RE / Bank Owned	N

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