

# **\$1,499,900 - 22 Sierra Blanco, Lake Forest**

MLS® #OC25070700

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**\$1,499,900**

4 Bedroom, 3.00 Bathroom, 2,148 sqft

Residential on 0 Acres

Traditions (FHT), Lake Forest,

VIEWS VIEWS & more VIEWS! Welcome home to 22 Sierra Blanco tucked away on a quaint cul-de-sac in Foothill Ranch. This 2148 Sq Ft, 4 bedroom 3 bathroom home offers a serene and panoramic sunset vista from the backyard and upper balcony. The French country kitchen features beautiful cabinetry, granite countertops with high-top center island, full backsplash, newer double ovens, 5 burner gas cooktop, built-in microwave and pantry for extra storage. The family room off the kitchen leads out to a well maintained backyard, perfect for indoor/ outdoor living. Host gatherings in the formal living/ dining room area with volume ceilings, plantation shutters, newer chic chandelier and sconces. The primary suite has high ceilings, private balcony with coastline & Catalina views (on a clear day), stone shower & soaking tub with a view, plus custom built-in closet and cabinetry. Two additional bedrooms, open landing space and hall bathroom with dual sink, stone top vanity complete the upper level. Additional perks includes crisp new exterior trim paint, Tesla car charger, epoxy floors, built-in shelves and cabinetry in the 3 car garage. Foothill Ranch is surrounded by nature including hiking and biking trails at nearby Whiting Ranch Wilderness Park. Close proximity to multiple parks, sports courts, shopping centers, Lake Forest Community Center and easy access to The Toll Road.

Built in 1993



## Essential Information

MLS® #	OC25070700
Price	\$1,499,900
Bedrooms	4
Bathrooms	3.00
Full Baths	1
Square Footage	2,148
Acres	0.11
Year Built	1993
Type	Residential
Sub-Type	Single Family Residence
Status	Closed
Listing Agent	Dana Roberts
Listing Office	Coldwell Banker Realty

## Community Information

Address	22 Sierra Blanco
Area	FH - Foothill Ranch
Subdivision	Traditions (FHT)
City	Lake Forest
County	Orange
Zip Code	92610

## Amenities

Amenities	Barbecue, Outdoor Cooking Area, Pickleball, Picnic Area, Playground, Pool, Recreation Room, Spa/Hot Tub, Sport Court, Trail(s)
Parking Spaces	6
Parking	Direct Access, Driveway, Garage
# of Garages	3
Garages	Direct Access, Driveway, Garage
View	City Lights, Catalina, Hills, Mountain(s), Neighborhood, Panoramic, Trees/Woods
Has Pool	Yes
Pool	Association

## Exterior

Lot Description	Back Yard, Cul-De-Sac, Yard
Roof	Tile

## Interior

Interior	Carpet, Wood
Interior Features	Balcony, Bedroom on Main Level, Ceiling Fan(s), Granite Counters, High Ceilings, Pantry, Primary Suite, Separate/Formal Dining Room
Appliances	Dishwasher, Double Oven, Gas Range, Microwave
Heating	Forced Air
Cooling	Central Air
Fireplace	Yes
Fireplaces	Family Room
# of Stories	2
Stories	Two

### **School Information**

District	Saddleback Valley Unified
Elementary	Foothill Ranch
Middle	Rancho Santa Margarita
High	Trabucco Hills

### **Additional Information**

Date Listed	April 9th, 2025
Days on Market	20
Short Sale	N
RE / Bank Owned	N

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