

\$795,000 - 192 Via Vicini, Rancho Santa Margarita

MLS® #OC25083730

\$795,000

2 Bedroom, 3.00 Bathroom, 1,330 sqft
Residential on 0 Acres

Terracina (TERC), Rancho Santa Margarita,

Mediterranean-Inspired Luxury: Nicely
Renovated Townhome

Welcome to this exquisitely renovated townhome in the desirable Terracina community. This turnkey property combines elegant design with practical living space, featuring BRAND NEW upgrades throughout including modern Kitchen countertops, upgraded appliances, designer bathroom vanities, fresh paint, and plush new carpeting. The thoughtful two-story floor plan offers two spacious bedrooms, each configured as a private master suite with en-suite bathrooms and generous walk-in closets. The main living area showcases beautiful wood laminate flooring, a stylish upgraded fireplace, and seamless flow to the enclosed front patio—perfect for enjoying tranquil sunsets and al fresco dining.

The newly remodeled kitchen is a chef's dream with sleek quartz countertops, gas range, microwave, and dishwasher. Additional features include a convenient indoor laundry room with full-size hookups, and central heating/AC.

This exceptional property also offers rare parking convenience with a direct-access two-car garage featuring built-in storage solutions, automatic opener, PLUS an additional driveway space.

Located in a serene inside-tract position, residents enjoy exclusive access to community amenities including a refreshing pool and spa. You'll be living close to the wonderful Rancho



Santa Margarita lake and all it has to offer. With easy access to shopping and major thoroughfares, this Mediterranean-inspired retreat offers the perfect blend of luxury, convenience, and turnkey living.

Built in 1999

Essential Information

MLS® #	OC25083730
Price	\$795,000
Bedrooms	2
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,330
Acres	0.00
Year Built	1999
Type	Residential
Sub-Type	Townhouse
Style	Mediterranean
Status	Closed
Listing Agent	Jim Bishop
Listing Office	Berkshire Hathaway HomeService

Community Information

Address	192 Via Vicini
Area	R1 - Rancho Santa Margarita North
Subdivision	Terracina (TERC)
City	Rancho Santa Margarita
County	Orange
Zip Code	92688

Amenities

Amenities	Barbecue, Picnic Area, Playground, Pool, Trail(s), Dog Park, Golf Course, Pickleball, Spa/Hot Tub, Tennis Court(s)
Utilities	Electricity Connected, Natural Gas Connected, Sewer Connected, Water Connected, Cable Connected, Underground Utilities
Parking Spaces	4

Parking	Direct Access, Driveway, Garage, Door-Single, Guest
# of Garages	2
Garages	Direct Access, Driveway, Garage, Door-Single, Guest
View	Neighborhood
Has Pool	Yes
Pool	In Ground, Association, Community, Filtered, Gunite, Heated
Security	Carbon Monoxide Detector(s), Smoke Detector(s)

Exterior

Exterior	Stucco
Exterior Features	Rain Gutters
Lot Description	Cul-De-Sac, Yard
Windows	Screens, Blinds
Roof	Concrete, Tile
Construction	Stucco
Foundation	Slab

Interior

Interior	Laminate, Tile, Carpet
Interior Features	Quartz Counters, Recessed Lighting, Primary Suite, All Bedrooms Up, Ceiling Fan(s), Walk-In Closet(s)
Appliances	Dishwasher, Disposal, Gas Range, Microwave, Gas Oven, Water Heater
Heating	Forced Air, Fireplace(s)
Cooling	Central Air
Fireplace	Yes
Fireplaces	Decorative, Family Room, Gas Starter
# of Stories	2
Stories	Two

School Information

District	Saddleback Valley Unified
Elementary	Ceilo Vist
Middle	Rancho Santa Margarita
High	Trabucco Hills

Additional Information

Date Listed	March 8th, 2025
Days on Market	9
Short Sale	N

RE / Bank Owned N

Based on information from California Regional Multiple Listing Service, Inc. as of April 26th, 2026 at 6:55am PDT. This information is for your personal, non-commercial use and may not be used for any purpose other than to identify prospective properties you may be interested in purchasing. Display of MLS data is usually deemed reliable but is NOT guaranteed accurate by the MLS. Buyers are responsible for verifying the accuracy of all information and should investigate the data themselves or retain appropriate professionals. Information from sources other than the Listing Agent may have been included in the MLS data. Unless otherwise specified in writing, Broker/Agent has not and will not verify any information obtained from other sources. The Broker/Agent providing the information contained herein may or may not have been the Listing and/or Selling Agent.