

# **\$1,250,000 - 22911 Via Santiago, Mission Viejo**

MLS® #OC25085787

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## **\$1,250,000**

4 Bedroom, 2.00 Bathroom, 1,463 sqft  
Residential on 0 Acres

Barcelona (Central) (BA), Mission Viejo,

**TWO-STORY PANORAMIC VIEW HOME NOW AVAILABLE IN MISSION VIEJO!** This original-owner Dorado model home sits on a single-loaded street with 4 bedrooms, 2 bathrooms, and just under 1,500 sqft of interior living space. Features include dual-pane windows & sliders throughout, living/dining area with vaulted ceiling & lots of natural light, cozy fireplace with brick hearth, and a convenient downstairs bedroom with ceiling fan & direct access to the large back yard. Also includes kitchen area with gas range & microwave, breakfast nook, and PANORAMIC westerly views. Upstairs you will find the master bedroom with walk-in closet & ceiling fan, and two additional bedrooms. Each level of the home includes a full bath and both include dual access: the upstairs via pocket door from the master bedroom to make it an en-suite, or from the hallway to accommodate the two additional bedrooms - and the downstairs via barn door for an en-suite, or from the hallway for your guests. Out back is a HUGE yard with concrete patio and grassy area - all with PANORAMIC views. The large yard & patio area offer tons of potential and can be expanded for more kitchen & interior living space, or to add a modern outdoor California room. Additional features include updated Goodman HVAC, large 2-car direct-access garage and Lake Mission Viejo membership. Located in the heart of Mission Viejo with no Mello Roos, no in-tract HOA and a super-low 1.01% tax rate!



Built in 1975

**Essential Information**

MLS® #	OC25085787
Price	\$1,250,000
Bedrooms	4
Bathrooms	2.00
Full Baths	2
Square Footage	1,463
Acres	0.13
Year Built	1975
Type	Residential
Sub-Type	Single Family Residence
Status	Closed
Listing Agent	Thomas Droesch
Listing Office	Coldwell Banker Realty

**Community Information**

Address	22911 Via Santiago
Area	MC - Mission Viejo Central
Subdivision	Barcelona (Central) (BA)
City	Mission Viejo
County	Orange
Zip Code	92691

**Amenities**

Amenities	Dock
Parking Spaces	2
Parking	Direct Access, Driveway, Garage
# of Garages	2
Garages	Direct Access, Driveway, Garage
View	City Lights, Panoramic
Pool	None
Security	Carbon Monoxide Detector(s), Smoke Detector(s)

**Exterior**

Exterior	Stucco
Lot Description	Yard
Windows	Double Pane Windows

Roof	Composition
Construction	Stucco
Foundation	Slab

## Interior

Interior	Carpet, Laminate
Interior Features	Bedroom on Main Level, Breakfast Area, Cathedral Ceiling(s), Ceiling Fan(s), Separate/Formal Dining Room
Appliances	Dishwasher, Disposal, Free-Standing Range, Gas Range, Microwave, Water Heater, Water To Refrigerator
Heating	Central
Cooling	Central Air
Fireplace	Yes
Fireplaces	Gas Starter, Living Room
# of Stories	2
Stories	Two

## School Information

District	Capistrano Unified
Elementary	Castille
Middle	Fred Newhart
High	Capistrano Valley

## Additional Information

Date Listed	April 18th, 2025
Days on Market	95
Short Sale	N
RE / Bank Owned	N

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