

# \$449,000 - 632 Avenida Sevilla # B, Laguna Woods

MLS® #OC25086461

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## \$449,000

2 Bedroom, 2.00 Bathroom, 1,009 sqft  
Residential on 0 Acres

Leisure World (LW), Laguna Woods,

Charming Casa Linda Model with Creekside  
Views in Laguna Woods Village

Don't miss this beautifully upgraded  
2-bedroom, 2-bath Casa Linda model ideally  
located right on the creek in the heart of  
Laguna Woods Village. Enjoy tranquil views of  
mature trees and lush greenery, just steps  
from one of the community's most scenic  
walking paths.

This home features a remodeled kitchen with  
granite countertops, all new stainless steel  
appliances, and modern cabinetry—perfect  
for the home chef. The spacious interior  
boasts 100% waterproof luxury vinyl flooring  
throughout, new dual-pane windows and  
doors, and the convenience of an in-unit  
washer and dryer.

Laguna Woods Village Amenities Include:

7 clubhouses

5 swimming pools

2 fitness centers

36 holes of golf + a driving range

Equestrian center

Tennis, pickleball & paddle tennis courts

250+ social clubs

Art studio, woodworking shop, sewing room

Free bus service within the community and to  
nearby shopping

Guard-gated 55+ community with 24-hour  
security

Don't miss this opportunity to live in one of  
the most beautiful and tranquil locations within  
Laguna Woods. Come experience the ultimate  
in active adult living!



Built in 1966

## Essential Information

MLS® #	OC25086461
Price	\$449,000
Bedrooms	2
Bathrooms	2.00
Full Baths	1
Square Footage	1,009
Acres	0.02
Year Built	1966
Type	Residential
Sub-Type	Stock Cooperative
Status	Closed
Listing Agent	Dave Dyssegard
Listing Office	Surterre Properties Inc

## Community Information

Address	632 Avenida Sevilla # B
Area	LW - Laguna Woods
Subdivision	Leisure World (LW)
City	Laguna Woods
County	Orange
Zip Code	92637

## Amenities

Amenities	Meeting/Banquet/Party Room, Pool, Security, Tennis Court(s), Trash, Water, Billiard Room, Bocce Court, Clubhouse, Fitness Center, Game Room, Golf Course, Horse Trails, Maintenance Grounds, Management, Meeting Room, Pet Restrictions, Pets Allowed, Pickleball, Recreation Room, RV Parking
Utilities	Cable Connected, Electricity Connected, Sewer Connected, Underground Utilities, Water Connected
Parking Spaces	1
Parking	Assigned, Detached Carport, Guest
Garages	Assigned, Detached Carport, Guest
View	Creek/Stream, Park/Greenbelt, Trees/Woods
Has Pool	Yes
Pool	Community, Association
Security	Gated with Guard, Gated Community

## Interior

Interior Features	All Bedrooms Down
Appliances	Disposal, Microwave, Refrigerator, Dryer, Washer, Electric Cooktop, Electric Oven
Heating	Heat Pump, Radiant
Cooling	Heat Pump
Fireplaces	None
# of Stories	2
Stories	One

## School Information

District	Saddleback Valley Unified
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## Additional Information

Date Listed	April 19th, 2025
Days on Market	51
Short Sale	N
RE / Bank Owned	N

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