

# \$20,000 - 22882 Via Cordova, Dana Point

MLS® #OC25091605

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## \$20,000

4 Bedroom, 4.00 Bathroom, 3,330 sqft  
Residential Lease on 0 Acres

Emerald Ridge (ER), Dana Point,

Enjoy stunning, unobstructed ocean, coastline, and Catalina Island views from this beautifully appointed single-level residence, tucked away in the prestigious gated community of Emerald Ridge. Situated on a serene cul-de-sac along a single-loaded street, this home offers an open, light-filled floorplan with soaring ceilings, a spacious master suite, formal dining area and beautiful kitchen. Eight foot sliding glass doors lead out to a private backyard oasis featuring a sparkling pool, spa, and an expansive deck — perfect for relaxing or entertaining against the backdrop of incredible sunsets. Ideally located just minutes from Laguna Beach Village, The Ritz-Carlton, Monarch Beach Resort, and some of Southern California's most beautiful beaches, this home offers the best of coastal living. Community amenities include tennis courts and a private five-acre park. Offered fully furnished, the lease includes landscape and pool maintenance, cable/internet service, and trash collection. Tenant is responsible for basic utilities.



Built in 1981

## Essential Information

MLS® #	OC25091605
Price	\$20,000
Bedrooms	4
Bathrooms	4.00

Full Baths	3
Half Baths	1
Square Footage	3,330
Acres	0.19
Year Built	1981
Type	Residential Lease
Sub-Type	Single Family Residence
Status	Closed
Listing Agent	Helena Noonan
Listing Office	Compass

### **Community Information**

Address	22882 Via Cordova
Area	MB - Monarch Beach
Subdivision	Emerald Ridge (ER)
City	Dana Point
County	Orange
Zip Code	92629

### **Amenities**

Amenities	Guard, Tennis Court(s)
Utilities	Cable Connected, Electricity Connected, Natural Gas Connected, Association Dues, Cable TV, Gardener, Pool, Trash Collection
Parking Spaces	2
# of Garages	2
View	City Lights, Panoramic, Catalina, Coastline, Ocean
Has Pool	Yes
Pool	Gas Heat, In Ground, Private

### **Exterior**

Lot Description	Cul-De-Sac
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### **Interior**

Interior	Carpet, Tile
Interior Features	Breakfast Bar, Cathedral Ceiling(s), Separate/Formal Dining Room, Granite Counters, High Ceilings, Recessed Lighting, All Bedrooms Down, Main Level Primary, Primary Suite, Walk-In Closet(s), Breakfast Area, Built-in Features, Crown Molding, Unfurnished
Appliances	Dishwasher, Disposal, Self Cleaning Oven, Built-In Range

Heating	Forced Air
Cooling	Central Air
Fireplace	Yes
Fireplaces	Living Room, Primary Bedroom
# of Stories	1
Stories	One

### **School Information**

District	Capistrano Unified
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### **Additional Information**

Date Listed	April 24th, 2025
Days on Market	19
Short Sale	N
RE / Bank Owned	N

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