

\$1,474,900 - 16 Deerfield Place, Trabuco Canyon

MLS® #OC25112133

\$1,474,900

5 Bedroom, 3.00 Bathroom, 3,048 sqft

Residential on 0 Acres

Hidden Ridge (HR), Trabuco Canyon,

Massive price reduction! Act Fast! By far the best 3000+ sq. ft. buy in the area!!! Enjoy your own private retreat with great valley views! Entertain in your serene backyard with pool, spa and views! This awesome home has loads of custom upgrades that include upgraded modern wood style tile and vinyl flooring, remodeled gorgeous kitchen with quartz counters, beautifully remodeled custom baths with quartz counters, added dual pane windows and large folding slider door to pool, custom upgraded stairs, custom lighting plus loads of added recessed lights, custom white wood shutters, awesome cozy fireplace to warm up to, huge master retreat, 1 bedroom + 1 bath down, high ceilings with loads of windows, etc. etc.! Light, bright and airy open concept floorplan! Premium quiet mid cul de sac location! Crazy low HOA dues and no Mello Roos! This is the home you've been dreaming about! Priced to sell fast...run don't walk!!!!!!



Built in 1993

Essential Information

MLS® #	OC25112133
Price	\$1,474,900
Bedrooms	5
Bathrooms	3.00
Full Baths	3
Square Footage	3,048

Acres	0.15
Year Built	1993
Type	Residential
Sub-Type	Single Family Residence
Status	Closed
Listing Agent	Kanoa Watt
Listing Office	Regency Real Estate Brokers

Community Information

Address	16 Deerfield Place
Area	TC - Trabuco Canyon
Subdivision	Hidden Ridge (HR)
City	Trabuco Canyon
County	Orange
Zip Code	92679

Amenities

Amenities	Trail(s)
Utilities	Cable Connected, Electricity Connected, Natural Gas Connected, Sewer Connected, Water Connected
Parking Spaces	3
Parking	Direct Access, Driveway, Garage Faces Front, Garage
# of Garages	3
Garages	Direct Access, Driveway, Garage Faces Front, Garage
View	Hills, Valley
Has Pool	Yes
Pool	Gunite, Private

Exterior

Lot Description	Back Yard, Cul-De-Sac, Lawn, Street Level
Windows	Double Pane Windows, Custom Covering(s), Plantation Shutters

Interior

Interior	Tile, Vinyl
Interior Features	Ceiling Fan(s), Cathedral Ceiling(s), Eat-in Kitchen, Open Floorplan, Quartz Counters, Recessed Lighting, Bedroom on Main Level, Primary Suite
Appliances	Dishwasher, Gas Cooktop, Disposal, Gas Range, Microwave
Heating	Central, Fireplace(s)
Cooling	Central Air

Fireplace	Yes
Fireplaces	Family Room
# of Stories	2
Stories	Two

School Information

District	Saddleback Valley Unified
Elementary	Portola Hills
Middle	Rancho Santa Margarita
High	Trabuco Hills

Additional Information

Date Listed	April 29th, 2025
Days on Market	68
Short Sale	N
RE / Bank Owned	N

Based on information from California Regional Multiple Listing Service, Inc. as of February 4th, 2026 at 8:30pm PST. 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.