

\$599,900 - 259 Calle Aragon # A, Laguna Woods

MLS® #OC25115550

\$599,900

2 Bedroom, 2.00 Bathroom, 1,300 sqft

Residential on 0 Acres

Leisure World (LW), Laguna Woods,

Remodeled "Seville" co-op townhouse conveniently located close to Gate 1. This popular floorplan has a full bedroom and bath upstairs and downstairs plus an open loft. You'll love this bright home that receives afternoon sun and a lovely park-area in front featuring one of Laguna Woods beautiful mature trees provides a shady area to relax outside. Check out the Matterport tour to walk outside the front door and experience this great space! Walk right in through the contemporary front door with glass inserts and notice the soaring vaulted ceilings, huge dual pane windows, easy care vinyl plank flooring and great room feel with a beautiful open kitchen. The living room enjoys beautiful green views and natural light from the large windows and sliding doors leading out to the front patio. This spacious room contains one of the 2 ductless mini-split ductless HVAC, large ceiling fan and flows back to the open kitchen boasting contrasting shaker cabinets, quartz counters, recessed lights, stainless appliances with range hood, under counter microwave and large island with bar seating. Large window centered over the kitchen sink provides a great outlook! Adjacent dining space enjoys built-in buffet storage with glass-front cabinets and complementary modern light fixture. Downstairs primary suite features upgraded shaker doors, huge window, full-size stack washer/dryer in the bath hallway closet and a spa-like bathroom with dual sink vanity, tile floors, backlit mirror



and glass-enclosed tile walk in shower. Heading upstairs, you'll love the good-sized open loft with sliding barn door to provide privacy for the upstairs primary bedroom behind. This room enjoys vaulted ceiling, ceiling fan, large window/slider leading to Juliet balcony. Upstairs primary bathroom has a modern touch with floating dual vanity, backlit mirror, walk-in closet with organizers and large walk-in shower with tile surround behind the privacy door. Great location close to carport and guest parking with a hedge in between the adjacent carports - there is not a sidewalk next to the windows or carport siding to look at!

CHECK OUT THE VIRTUAL WALK-THRU TOUR. CLICK THE WHITE CIRCLES TO WALK THROUGH, 360 ICON TO WALK OUTSIDE AND WALKING PERSON ICON TO COME BACK INSIDE. ENJOY!

Built in 1965

Essential Information

MLS® #	OC25115550
Price	\$599,900
Bedrooms	2
Bathrooms	2.00
Full Baths	1
Square Footage	1,300
Acres	0.00
Year Built	1965
Type	Residential
Sub-Type	Stock Cooperative
Status	Closed
Listing Agent	Donna Empfield
Listing Office	Laguna Premier Realty Inc.

Community Information

Address	259 Calle Aragon # A
Area	LW - Laguna Woods

Subdivision	Leisure World (LW)
City	Laguna Woods
County	Orange
Zip Code	92637

Amenities

Amenities	Billiard Room, Bocce Court, Clubhouse, Controlled Access, Dog Park, Fitness Center, Game Room, Golf Course, Horse Trails, Maintenance Front Yard, Maintenance Grounds, Management, Meeting/Banquet/Party Room, Meeting Room, Other Courts, Paddle Tennis, Pets Allowed, Pickleball, Pool, Recreation Room, Sport Court
Utilities	Cable Connected, Electricity Connected, Natural Gas Not Available, Sewer Connected, Underground Utilities, Water Connected
Parking Spaces	1
Parking	Assigned, Detached Carport, Guest
Garages	Assigned, Detached Carport, Guest
View	Neighborhood, Park/Greenbelt, Trees/Woods
Has Pool	Yes
Pool	Association
Security	Gated Community, Gated with Attendant, Gated with Guard, Security Gate, Security Guard, Smoke Detector(s), 24 Hour Security

Exterior

Windows	Double Pane Windows
Roof	Common Roof

Interior

Interior	Vinyl, Carpet, Tile
Interior Features	Beamed Ceilings, Breakfast Bar, Cathedral Ceiling(s), Ceiling Fan(s), High Ceilings, Loft, Main Level Primary, Open Floorplan, Pull Down Attic Stairs, Quartz Counters, Recessed Lighting, Stone Counters, Two Story Ceilings
Appliances	Dishwasher, Electric Range, Refrigerator, Disposal, Dryer, Electric Water Heater, Ice Maker, Microwave, Range Hood, Washer, Water To Refrigerator
Heating	Ductless, Electric, Heat Pump, High Efficiency, Zoned
Cooling	Ductless, Electric, Heat Pump, High Efficiency, Wall/Window Unit(s), Zoned
Fireplaces	None
# of Stories	2
Stories	Two

School Information

District Saddleback Valley Unified

Additional Information

Date Listed May 22nd, 2025

Days on Market 39

Short Sale N

RE / Bank Owned N

Based on information from

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