

# \$3,895 - 32 Via Madera, Rancho Santa Margarita

MLS® #OC25118881

**\$3,895**

3 Bedroom, 3.00 Bathroom, 1,499 sqft

Residential Lease on 0 Acres

Cabo Vista (CVS), Rancho Santa Margarita,

Welcome to 32 Via Madera located in the beautiful Cabo Vista community. Light and bright end unit. 3 bedrooms, 2.5 baths, 2 car attached garage with Samsung stainless steel appliances with matching refrigerator included. Laminate and tile flooring throughout. Small enclosed backyard with grass. Community pool, spa and bbq area. Walk To Solano Park or just a few minutes to Altisima Park with jr olympic size pool, basketball court, baseball fields, picnic grounds, tot lot and more. Award winning Melinda Heights Elementary School just down the street. Rancho Santa Margarita residents enjoy the beautiful RSM lake, beach club, 13 parks, playgrounds, community pools, sports courts, hiking and biking trails. Just a few minutes away from O'Neill Regional Park and easy access to the 241 Foothill Transportation Corridor. Excellent credit required with 700+ credit score. Available July 1st 2025.

Built in 1996



## Essential Information

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Price \$3,895

Bedrooms 3

Bathrooms 3.00

Full Baths 2

Half Baths 1

Square Footage 1,499

Acres	0.00
Year Built	1996
Type	Residential Lease
Sub-Type	Condominium
Style	Mediterranean
Status	Closed
Listing Agent	Christina Ford
Listing Office	Ford Realty, Inc.

## Community Information

Address	32 Via Madera
Area	R1 - Rancho Santa Margarita North
Subdivision	Cabo Vista (CVS)
City	Rancho Santa Margarita
County	Orange
Zip Code	92688

## Amenities

Amenities	Maintenance Front Yard, Barbecue, Pickleball, Pool, Spa/Hot Tub, Tennis Court(s)
Utilities	Cable Available, Electricity Connected, Natural Gas Available, Natural Gas Connected, Phone Available, Sewer Connected, Water Available, Water Connected, Association Dues, Pool, Sewer, Trash Collection, Electricity Available, Sewer Available
Parking Spaces	2
Parking	Door-Single, Garage Faces Front, Garage, Garage Door Opener, No Driveway
# of Garages	2
Garages	Door-Single, Garage Faces Front, Garage, Garage Door Opener, No Driveway
View	Neighborhood
Has Pool	Yes
Pool	Community, Fenced, Heated, In Ground, Association
Security	Carbon Monoxide Detector(s), Smoke Detector(s)

## Exterior

Exterior	Stucco
Exterior Features	Rain Gutters
Lot Description	Back Yard, Near Park, Sprinklers In Rear
Windows	Blinds, Double Pane Windows, Screens, Skylight(s)
Roof	Tile

Construction	Stucco
Foundation	Slab

## Interior

Interior	Laminate
Interior Features	Separate/Formal Dining Room, High Ceilings, Recessed Lighting, All Bedrooms Up, Primary Suite, Walk-In Closet(s), Dressing Area
Appliances	Dishwasher, Free-Standing Range, Gas Cooktop, Disposal, Gas Oven, Gas Range, Microwave, Refrigerator, Water Heater
Heating	Central, Forced Air, Fireplace(s)
Cooling	Central Air
Fireplace	Yes
Fireplaces	Family Room, Gas
# of Stories	2
Stories	Two

## School Information

District	Saddleback Valley Unified
Elementary	Melinda Heights
Middle	Rancho Santa Margarita
High	Trabucco Hills

## Additional Information

Date Listed	May 28th, 2024
Days on Market	53
Short Sale	N
RE / Bank Owned	N

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