

# **\$1,180,000 - 35 Via Caseta, Rancho Santa Margarita**

MLS® #OC25138128

---

## **\$1,180,000**

3 Bedroom, 3.00 Bathroom, 1,689 sqft  
Residential on 0 Acres

Villavante (VVT), Rancho Santa Margarita,

This beautiful home is located along the fairway of the Tijeras Creek Golf Course. In addition to the Villavante neighborhood association's pool and spa, the Samlarc Master association offers Beach Club, Sports, Tennis, Community events, Concerts and much more ([www.samlarc.org](http://www.samlarc.org)). Remodeled in 2017, NEW PAINT, open floor plan from kitchen to living room and dinning with VAULTED ceilings, Pro Max flooring, quartz counter tops, stainless steel appliances, upgraded bathrooms with custom tile shower and SKYLIGHT, primary bedroom has 3 separate closets and a balcony with magnificent views of golf course, professional landscaping and entertaining patio with golf course views, easy access to freeway, shopping plazas.



Built in 1994

## **Essential Information**

MLS® #	OC25138128
Price	\$1,180,000
Bedrooms	3
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,689
Acres	0.07
Year Built	1994

Type	Residential
Sub-Type	Single Family Residence
Status	Closed
Listing Agent	Jack Wu
Listing Office	Realty One Group West

## Community Information

Address	35 Via Caseta
Area	R2 - Rancho Santa Margarita Central
Subdivision	Villavante (VVT)
City	Rancho Santa Margarita
County	Orange
Zip Code	92688

## Amenities

Amenities	Pool, Spa/Hot Tub
Utilities	Natural Gas Connected, Sewer Connected, Water Connected, Cable Connected
Parking Spaces	2
Parking	Door-Single, Garage, Concrete, Driveway
# of Garages	2
Garages	Door-Single, Garage, Concrete, Driveway
View	Golf Course
Has Pool	Yes
Pool	Community, Association

## Exterior

Exterior	Stucco
Lot Description	Landscaped
Windows	Double Pane Windows, Screens, Blinds, Shutters, Skylight(s)
Roof	Spanish Tile
Construction	Stucco
Foundation	Slab

## Interior

Interior	Carpet, Laminate
Interior Features	Balcony, Open Floorplan, Quartz Counters, All Bedrooms Up, Primary Suite, Cathedral Ceiling(s)
Appliances	Dishwasher, Disposal, Microwave, Free-Standing Range

Heating	Central, Fireplace(s)
Cooling	Central Air
Fireplace	Yes
Fireplaces	Living Room
# of Stories	2
Stories	Two

### **School Information**

District	Capistrano Unified
Elementary	Arroyo Vista
High	Tesoro

### **Additional Information**

Date Listed	June 17th, 2025
Days on Market	63
Short Sale	N
RE / Bank Owned	N

Based on information from California Regional Multiple Listing Service, Inc. as of February 11th, 2026 at 1:11am 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.