

# **\$899,000 - 23695 Marlin Cove, Laguna Niguel**

MLS® #OC25179183

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## **\$899,000**

3 Bedroom, 3.00 Bathroom, 1,524 sqft  
Residential on 4 Acres

N/A, Laguna Niguel,

wonderful property light and bright townhouse with 3 bedroom 2.5 bath home that is perfectly located on a private cul-de-sac street. This PRESTINE Townhome is nestled in the very desirable neighborhood of The Foothill Community. Enter through your private and exquisite courtyard that boast a tropical paradise with amazing custom concrete work and beautiful water fountain. The downstairs features gorgeous custom staircase, built in entertainment wall, and a very large living room with recessed lighting and crown Moulding. The cheerful kitchen has a custom Island and Stainless-Steel appliances. The master bedroom has been converted into a luxurious suite with built in desk and cabinetry, vanity mirror, and walk in closet. Enjoy the custom wrap around yard, community pool Asp, and clubhouse. Minutes to Salt creek Beach Dana Point Harbor and Laguna beach with fine Dining Amazing shopping and great Golf Courses, you must see the house to appreciate it. Also few minutes from local schools, parks, shopping, and the stunning beaches of Laguna Beach and Dana Point—this home offers the perfect blend of comfort, convenience, and California coastal living!

Built in 1974

## **Essential Information**

MLS® #                      OC25179183



Price	\$899,000
Bedrooms	3
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,524
Acres	4.17
Year Built	1974
Type	Residential
Sub-Type	Townhouse
Status	Closed
Listing Agent	Mehdi Yazdi
Listing Office	RE/MAX Premier Realty

### Community Information

Address	23695 Marlin Cove
Area	LNLAK - Lake Area
Subdivision	N/A
City	Laguna Niguel
County	Orange
Zip Code	92677

### Amenities

Amenities	Pool, Spa/Hot Tub, Dog Park
Parking Spaces	1
# of Garages	1
View	Trees/Woods
Has Pool	Yes
Pool	None, Association

### Exterior

Lot Description	Agricultural
Foundation	Stone

### Interior

Interior Features	All Bedrooms Up
Cooling	Central Air
Fireplaces	None
# of Stories	2

Stories                      Two

**School Information**

District	Capistrano Unified
Elementary	Moulton
Middle	Aliso Viejo
High	Aliso Viejo

**Additional Information**

Date Listed	August 9th, 2025
Days on Market	23
Short Sale	N
RE / Bank Owned	N

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