

# **\$3,800 - 31612 W Nine Drive # GI109, Laguna Niguel**

MLS® #OC25187502

**\$3,800**

2 Bedroom, 2.00 Bathroom, 1,041 sqft

Residential Lease on 7 Acres

West Nine Condos (WN), Laguna Niguel,

Just off the lush green fairways of El Niguel Country Club lies The West Nine Condominium complex. Within this beautiful haven is a newly remodeled 2 bedroom/2 bath property worthy of the pages of Architectural Digest. New luxury vinyl floors, recessed lighting, high end fixtures & fabulous! 31612 W Nine is a home you can't easily forget for its incredible upgrades and stylish finishes. New HVAC system that heats & cools like a charm. Kitchen offers quartz counters, built in pull out trash, pots & pans drawers with full custom cabinets. Abundant counter space graces the kitchen that includes a peninsula breakfast bar with storage underneath. Appliances are new as well with Frigidaire Gallery Fridge, 5-burner gas stove & microwave. Maytag dishwasher plus fridge & stackable washer/dryer are included. The carpets, window coverings are newer and bathrooms are upgraded to the 9's! Primary bathroom boasts walk-in shower surrounded with stylish stone tile and Kohler toilet. Secondary bath includes stylish shower in designer tub reminding you to take a moment and enjoy the ambiance of this beautiful space. Both bedrooms are generous in size with built-ins in closets. Also included is an oversized 2 car garage with shelving and extra storage above. The neighborhood is surrounded in lush, mature landscaping and just out the front door sits a lovely green space with zen fountain. The rear patio walks out onto the secluded green space. And if that's



not enough, you're just 5 minutes to Salt Creek & Dana Strands beaches, Dana Point Harbor and a variety of shopping, dining & entertainment experiences! This property pretty much checks all the boxes, come see what luxury condominium living looks like.

Built in 1996

## Essential Information

MLS® #	OC25187502
Price	\$3,800
Bedrooms	2
Bathrooms	2.00
Full Baths	2
Square Footage	1,041
Acres	6.60
Year Built	1996
Type	Residential Lease
Sub-Type	Condominium
Status	Closed
Listing Agent	Julie Hile
Listing Office	Superior Real Estate Network

## Community Information

Address	31612 W Nine Drive # G109
Area	LNSLT - Salt Creek
Subdivision	West Nine Condos (WN)
City	Laguna Niguel
County	Orange
Zip Code	92677

## Amenities

Utilities	None, Trash Collection, Water
Parking Spaces	2
Parking	Garage, Garage Door Opener, Door-Single
# of Garages	2
Garages	Garage, Garage Door Opener, Door-Single
View	Golf Course

Waterfront	Ocean Side Of Freeway
Pool	None
Security	Carbon Monoxide Detector(s), Security Lights

## Exterior

Exterior	Stucco
Exterior Features	Lighting, Rain Gutters
Lot Description	Level
Roof	Tile
Construction	Stucco

## Interior

Interior	Carpet, Vinyl
Interior Features	Breakfast Bar, Built-in Features, Recessed Lighting, Unfurnished, All Bedrooms Down, Bedroom on Main Level, Main Level Primary
Appliances	Dishwasher, Gas Oven, Gas Range, Gas Water Heater, Microwave, Refrigerator
Heating	Forced Air
Cooling	Central Air
Fireplaces	None
# of Stories	1
Stories	One

## School Information

District	Capistrano Unified
Elementary	Moulton
Middle	Niguel Hills
High	Dana Hills

## Additional Information

Date Listed	August 18th, 2025
Days on Market	22
Short Sale	N
RE / Bank Owned	N

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