

# \$339,000 - 46 Calle Aragon # S, Laguna Woods

MLS® #OC25193532

**\$339,000**

2 Bedroom, 2.00 Bathroom, 1,009 sqft

Residential on 0 Acres

Leisure World (LW), Laguna Woods,

Serenity and tree tops views greet you when you walk into this well-loved beautiful home (2bd/2ba). The upstairs Casa Blanca model has a spacious living room and offers direct access to your oversized balcony. Enjoy the peaceful views while you drink your morning coffee. The primary bedroom has an en-suite bathroom and plenty of closet space. Your private en-suite bathroom has been remodeled with new cabinets, quartz countertop, new bathtub/shower and modern bathroom mirror with a hidden recessed cabinet. A stackable full sized washer/dryer also has been installed for your convenience. Other great features include double paned windows/sliding glass doors, laminate flooring, remodeled shower in guest bathroom, and an updated AC/heating wall unit. Conveniently located, this home is near Laguna Beach and offers easy access to all the community amenities such as: 27-hole golf course, tennis courts, separate pickle ball courts, five swimming pools, three fitness centers, seven clubhouses including Clubhouse 4 offering amazing classes in art, ceramics, wood shop, jewelry-making, and sewing, and much more. An added bonus, walk from your home to both Clubhouse 1 and 3. Whether you enjoy socializing with neighbors or pursuing your favorite hobbies, Laguna Woods Village offers something for everyone. The HOA includes water, sewer, trash, cable TV and landscaping. Don't miss the opportunity to own a move-in ready home in the most sought after 55+ community



CRMLS

in Orange County.

Built in 1965

## Essential Information

MLS® #	OC25193532
Price	\$339,000
Bedrooms	2
Bathrooms	2.00
Full Baths	1
Square Footage	1,009
Acres	0.02
Year Built	1965
Type	Residential
Sub-Type	Stock Cooperative
Status	Closed
Listing Agent	Lisa Mills
Listing Office	Century 21 Rainbow Realty

## Community Information

Address	46 Calle Aragon # S
Area	LW - Laguna Woods
Subdivision	Leisure World (LW)
City	Laguna Woods
County	Orange
Zip Code	92637

## Amenities

Amenities	Bocce Court, Billiard Room, Clubhouse, Controlled Access, Game Room, Meeting Room, Management, Pool, Pet Restrictions, Recreation Room, Spa/Hot Tub, Security, Tennis Court(s), Fitness Center, Golf Course, Guard, Meeting/Banquet/Party Room, Paddle Tennis, Pets Allowed, Pickleball, RV Parking
Utilities	Water Connected, Sewer Connected
Parking Spaces	1
Parking	Carport
Garages	Carport
View	Neighborhood, Trees/Woods
Has Pool	Yes

Pool	Association
Security	Gated with Guard, Smoke Detector(s), Gated Community

## Exterior

Lot Description	Close to Clubhouse
Windows	Double Pane Windows

## Interior

Interior	Laminate
Interior Features	Ceiling Fan(s), Primary Suite, Balcony
Appliances	Dishwasher, Disposal, Microwave, Refrigerator, Water Heater, Dryer, Washer, Electric Cooktop, Electric Oven
Heating	Radiant, Wall Furnace
Cooling	Wall/Window Unit(s)
Fireplaces	None
# of Stories	1
Stories	One

## School Information

District	Saddleback Valley Unified
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## Additional Information

Date Listed	August 14th, 2025
Days on Market	19
Short Sale	N
RE / Bank Owned	N

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