

# \$650,000 - 23412 Pacific Park Drive # 20c, Aliso Viejo

MLS® #OC25194035

**\$650,000**

2 Bedroom, 2.00 Bathroom, 1,122 sqft

Residential on 0 Acres

Canyon Villas (CANV), Aliso Viejo,

Welcome To Canyon Villas, Where Comfort Meets Resort Style Living In Aliso Viejo. This Beautifully Maintained 2 Bedroom, 2 Bath Condo Offers 1,122 Sq. Ft. Of Light Filled Space With An Open Layout And Dual Primary Suites, Each With Its Own En Suite Bath And Large Closets, Including A Walk In In The Main Suite. The Best Thing About This Property Is That Tucked Away In The Back Of The Community, This Home Enjoys The Most Private And Quiet Location, Facing Greenery With No Distractions. Enjoy A Spacious Private Balcony, A/C And Heat, A Detached Garage Just Steps Away, Plus An Additional Assigned Parking Space. Canyon Villas Offers Two Pools, A Spa, Fitness Center, Clubhouse, And Lush Greenbelts. Minutes From Aliso Viejo Town Center, Schools, Parks, Hiking Trails, And The 73 Toll Road For Easy Beach Or Commute Access. Move In Ready And One Of The Best Values In The Community.

Built in 1990

## Essential Information

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Price \$650,000

Bedrooms 2

Bathrooms 2.00

Full Baths 2

Square Footage 1,122

Acres 0.18



Year Built	1990
Type	Residential
Sub-Type	Condominium
Style	Cape Cod
Status	Closed
Listing Agent	Devin Doherty
Listing Office	eXp Realty of California Inc

## Community Information

Address	23412 Pacific Park Drive # 20c
Area	AV - Aliso Viejo
Subdivision	Canyon Villas (CANV)
City	Aliso Viejo
County	Orange
Zip Code	92656

## Amenities

Amenities	Fitness Center, Pool, Spa/Hot Tub
Utilities	Electricity Available, Electricity Connected, Natural Gas Available, Natural Gas Connected, Sewer Available, Sewer Connected, Water Available, Water Connected
Parking Spaces	2
Parking	Carport, Garage, One Space
# of Garages	1
Garages	Carport, Garage, One Space
View	City Lights, Courtyard, Neighborhood, Trees/Woods
Has Pool	Yes
Pool	Community, Association
Security	Security Gate, Gated Community, Key Card Entry, Smoke Detector(s)

## Exterior

Roof	Composition
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## Interior

Interior	Carpet, Tile
Interior Features	Balcony, Breakfast Area, Eat-in Kitchen, Stone Counters
Appliances	Dishwasher, Gas Cooktop, Gas Oven, Gas Range, Gas Water Heater, Microwave, Refrigerator
Heating	Electric

Cooling	Electric
Fireplace	Yes
Fireplaces	Gas, Living Room
# of Stories	1
Stories	One

## School Information

District	Capistrano Unified
Elementary	Wood Canyon
Middle	Don Juan Avila
High	Aliso Niguel

## Additional Information

Date Listed	August 29th, 2025
Days on Market	26
Short Sale	N
RE / Bank Owned	N

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