

\$1,495,000 - 17 Blanco, Lake Forest

MLS® #OC25201424

\$1,495,000

3 Bedroom, 3.00 Bathroom, 1,919 sqft
Residential on 0 Acres

California Parke (FCP), Lake Forest,

Stunning single family home nestled in the sought-after hillside community of Foothill Ranch. Ideally located on a quiet cul-de-sac, this corner-lot property boasts an expansive yard and a generous three-car garage. Thoughtfully upgraded inside and out, this home combines modern style, functionality, and comfort. Inside, you'll find Provenza Moda's First Crush luxury GreenGuard-certified vinyl flooring, new paint, and a beautifully remodeled downstairs half bath and kitchen. The open-concept kitchen has been fully renovated with built-in appliances, quartzite countertops, and recessed lighting, flowing seamlessly into the living space. In the living room you will find a custom fireplace with built-in benches and storage. A striking new chandelier adds elegance, while the 12-foot sliding glass door brings in abundant natural light, the essence of indoor-outdoor living. Upstairs offers three spacious bedrooms plus a versatile loft, ideal for an office, playroom, or additional living space. The home also features a new AC and furnace, ensuring comfort year-round. The backyard is a true entertainers' delight, complete with pavers, a custom BBQ island with sink, gas range, and a cozy fire feature—perfect for gatherings with friends and family. Car enthusiasts and hobbyists will appreciate the meticulously upgraded garage, featuring new flooring, fresh paint, custom cabinets, a slat wall with quartz countertop, attic storage with lighting, and a built-in Tesla



charger. This exceptional home truly has it allâ€”modern upgrades, indoor-outdoor living, and thoughtful details throughout, making it move-in ready and one of a kind.

Built in 1991

Essential Information

MLS® #	OC25201424
Price	\$1,495,000
Bedrooms	3
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,919
Acres	0.15
Year Built	1991
Type	Residential
Sub-Type	Single Family Residence
Status	Closed
Listing Agent	Nancy Bishay
Listing Office	Elevate Real Estate Inc

Community Information

Address	17 Blanco
Area	FH - Foothill Ranch
Subdivision	California Parke (FCP)
City	Lake Forest
County	Orange
Zip Code	92610

Amenities

Amenities	Pool
Utilities	Water Not Available
Parking Spaces	3
Parking	Garage
# of Garages	3
Garages	Garage
View	None

Has Pool	Yes
Pool	Community, Association
Security	Carbon Monoxide Detector(s), Smoke Detector(s)

Exterior

Lot Description	ZeroToOneUnitAcre
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Interior

Interior	Vinyl
Interior Features	High Ceilings, Open Floorplan, Pantry, All Bedrooms Up, Primary Suite, Walk-In Closet(s), Instant Hot Water, Loft
Appliances	Dishwasher, Gas Range, Gas Water Heater, Microwave, Refrigerator, Range Hood
Heating	Central
Cooling	Central Air
Fireplace	Yes
Fireplaces	Living Room
# of Stories	2
Stories	Two

School Information

District	Saddleback Valley Unified
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Additional Information

Date Listed	September 6th, 2025
Days on Market	42
Short Sale	N
RE / Bank Owned	N

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