

\$879,000 - 67 Fuente, Rancho Santa Margarita

MLS® #OC26004123

\$879,000

2 Bedroom, 3.00 Bathroom, 1,411 sqft
Residential on 0 Acres

Tierra Linda (TLI), Rancho Santa Margarita,

Ideally located just steps from Tijeras Creek Golf Club, this beautifully upgraded Tierra Linda townhome is an exceptional opportunity to enjoy comfortable, low-maintenance living in a highly desirable Rancho Santa Margarita community. The moment you step inside, youâ€™re greeted with soaring vaulted ceilings, large windows and sliders allowing natural light to pour right in. The spacious living room features a cozy gas fireplace and opens effortlessly to the dining area and kitchen, providing a functional and inviting layout. The kitchen is highlighted by stainless steel appliances, white shaker cabinetry, farm sink, subway tile, granite countertops, and a generous island that provides additional storage, bar seating for four and prep space. This unit features a rare and fully open-concept great room - a huge upgrade from the original model. The living space, kitchen, and dining share one room with no interfering beams or walls creating one impressive living area with 2-story ceilings. A convenient powder room on the main level services the great room with direct garage access. The private outdoor area has been thoughtfully updated with fresh landscaping, a newly-constructed pergola, and a new patio door while providing picturesque views of the surrounding hills. Upstairs, youâ€™ll find two generously-sized primary bedrooms that have been updated with luxury vinyl plank flooring. The rear suite offers vaulted ceilings and major views out to open, undeveloped land with a



major trail system. The front bedroom is also very spacious with vaulted ceilings and mirrored closet doors. Each bedroom offers a private en-suite bathroom and ample closet space (the rear features a large walk-in). Both bathrooms are well-appointed with ample counter space and storage. The rear has a walk-in shower and the front offers a shower and tub. Other upgrades include a new HVAC system, fully re-piped, luxury vinyl plank flooring on the stairs and entire second level, and select windows have been replaced. Enjoy a community in top condition, with the exterior being recently painted and the HOA currently in the process of completing a re-roofing project across the neighborhood. All residents also have access to premium amenities including a pool, spa, BBQ area, sport courts, and full SAMLARC privileges. Ideally located near award-winning schools, scenic parks, dining, shopping, and major commuting routes, this turnkey property is move-in ready!

Built in 1989

Essential Information

MLS® #	OC26004123
Price	\$879,000
Bedrooms	2
Bathrooms	3.00
Full Baths	1
Half Baths	1
Square Footage	1,411
Acres	0.07
Year Built	1989
Type	Residential
Sub-Type	Townhouse
Style	Traditional, Mediterranean
Status	Closed
Listing Agent	Christian Wach

Listing Office Talavera Real Estate

Community Information

Address 67 Fuente
Area R2 - Rancho Santa Margarita Central
Subdivision Tierra Linda (TLI)
City Rancho Santa Margarita
County Orange
Zip Code 92688

Amenities

Amenities Pool, Spa/Hot Tub, Tennis Court(s), Barbecue, Sport Court
Utilities Cable Connected, Electricity Connected, Natural Gas Connected, Phone Available, Sewer Connected, Water Connected, Underground Utilities
Parking Spaces 4
Parking Direct Access, Door-Single, Driveway, Garage, One Space, Concrete, Driveway Level, Garage Door Opener, Garage Faces Front, Private, Side By Side, Storage
of Garages 2
Garages Direct Access, Door-Single, Driveway, Garage, One Space, Concrete, Driveway Level, Garage Door Opener, Garage Faces Front, Private, Side By Side, Storage
View Park/Greenbelt, Hills, Neighborhood, Trees/Woods
Has Pool Yes
Pool Community, Heated, In Ground, Association
Security Carbon Monoxide Detector(s), Smoke Detector(s)

Exterior

Exterior Drywall, Stucco, Concrete
Exterior Features Lighting
Lot Description Close to Clubhouse, Rectangular Lot, Street Level, Landscaped, Near Park, On Golf Course, Trees
Windows Double Pane Windows, Custom Covering(s), Drapes, Insulated Windows, Screens
Roof Tile, Concrete
Construction Drywall, Stucco, Concrete
Foundation Slab

Interior

Interior Tile, Vinyl

Interior Features	Breakfast Bar, Separate/Formal Dining Room, Open Floorplan, Quartz Counters, Storage, Walk-In Closet(s), All Bedrooms Up, Granite Counters, High Ceilings, Multiple Primary Suites, Pantry, Primary Suite, Recessed Lighting, Two Story Ceilings
Appliances	Dishwasher, Free-Standing Range, Freezer, Gas Cooktop, Disposal, Gas Range, Ice Maker, Refrigerator, Range Hood, Vented Exhaust Fan, Water Heater, Barbecue, Water To Refrigerator
Heating	Forced Air, Fireplace(s), Natural Gas, High Efficiency
Cooling	Central Air, Electric, ENERGY STAR Qualified Equipment, High Efficiency
Fireplace	Yes
Fireplaces	Gas, Gas Starter, Great Room, Masonry
# of Stories	2
Stories	Two

School Information

District	Capistrano Unified
Elementary	Arroyo Vista
High	Tesoro

Additional Information

Date Listed	January 19th, 2026
Days on Market	3
Short Sale	N
RE / Bank Owned	N

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