

# **\$2,600 - 23412 Pacific Park # 9I, Aliso Viejo**

MLS® #OC26013121

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## **\$2,600**

1 Bedroom, 1.00 Bathroom, 762 sqft

Residential Lease on 0 Acres

Canyon Villas (CANV), Aliso Viejo,

Spectacular penthouse level condo with oversized deck area and amazing views in the sought after gated community of Canyon Villas within walking distance to the Aliso Viejo Town Center! This spacious floor plan offers a large living room with fireplace and vaulted ceilings, dining room with ceiling fan light fixture and large kitchen with granite countertops, stainless steel appliances, breakfast bar and opens to the living and dining rooms. Spacious master bedroom with ceiling fan, large walk-in closet and master bathroom with large vanity area featuring granite countertops, dual sinks, oval tub, shower and lots of cabinets. One car garage is located nearby and plenty of guest parking spaces directly across. There is also a full size private laundry room with washer and dryer included. The large patio deck is perfect for outdoor dining and entertainment or your morning coffee while enjoying the amazing views. Resort style and immaculately maintained recreation areas include 2 pools and spas, exercise center and clubhouse. Exceptional location with nearby award winning schools, Aliso Viejo Town center shops, restaurants and entertainment. Newer HVAC unit just installed and PEX repiping already completed. Easy toll road (73) and beach access (via 133) and excellent proximity to hiking, biking and nature trails! Refrigerator, washer and dryer are included.

Built in 1990



## Essential Information

MLS® #	OC26013121
Price	\$2,600
Bedrooms	1
Bathrooms	1.00
Full Baths	1
Square Footage	762
Acres	0.14
Year Built	1990
Type	Residential Lease
Sub-Type	Condominium
Style	Cape Cod
Status	Closed
Listing Agent	Kamran Montazami
Listing Office	RE/MAX Premier Realty

## Community Information

Address	23412 Pacific Park # 9I
Area	AV - Aliso Viejo
Subdivision	Canyon Villas (CANV)
City	Aliso Viejo
County	Orange
Zip Code	92656

## Amenities

Amenities	Clubhouse, Fitness Center, Pool, Spa/Hot Tub
Utilities	Cable Available, Association Dues, Electricity Connected, Natural Gas Connected, Phone Available, Sewer Connected, Water Connected
Parking Spaces	1
Parking	Garage, Garage Door Opener, Door-Single
# of Garages	1
Garages	Garage, Garage Door Opener, Door-Single
View	Park/Greenbelt, Trees/Woods
Has Pool	Yes
Pool	Association
Security	Gated Community, Carbon Monoxide Detector(s), Smoke Detector(s)

## Exterior

Exterior	Stucco
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Lot Description	Near Park
Windows	Blinds
Roof	Composition
Construction	Stucco

## Interior

Interior	Carpet, Tile
Interior Features	Breakfast Bar, High Ceilings, Open Floorplan, Primary Suite, Walk-In Closet(s), All Bedrooms Up, Granite Counters, Separate/Formal Dining Room
Appliances	Dishwasher, Disposal, Gas Range, Microwave, Water Heater, Dryer, Washer
Heating	Central, Forced Air
Cooling	Central Air
Fireplace	Yes
Fireplaces	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	January 19th, 2026
Days on Market	7
Short Sale	N
RE / Bank Owned	N

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