

# **\$509,000 - 13601 Del Monte Dr., M17-46a, Seal Beach**

MLS® #PW25116010

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## **\$509,000**

2 Bedroom, 2.00 Bathroom, 1,100 sqft  
Residential on 0 Acres

Leisure World (LW), Seal Beach,

(M17-46A) TO SEE A VIDEO OF THIS UNIT,  
PLEASE CLICK ON THE 360 ICON.

Rare Condo! 2 Bedrooms, 2 Bathrooms. 1100  
sq. ft. with balcony. Faces Morning Sun!

Updated kitchen with newer countertops and  
newer appliances; updated shower and  
bathtub walls; tiled dining room and kitchen;  
carpeting in living and bedrooms; staged  
professionally for your buyers! Balcony has  
lovely views; Faces morning sun.



SENIOR COMMUNITY OFFERS THE  
FOLLOWING AMENITIES: 9 Hole Golf  
Course, Swimming Pool, Jacuzzi, Gym, Table  
Tennis, Shuffleboard, Billiards, Pickle Ball and  
Bocce Ball courts. Amphitheater, 6 Club  
houses featuring: Exercise Gym, Art Room,  
Sewing, Crafts, Woodshops, Lapidary, Pool  
tables; Over 200 Clubs, LWSB is a  
Security-Guard-Gated Community. Also,  
Library, Friends of Library Bookstore, Credit  
Union, Health Care Center, Pharmacy), Post  
Office and CafÃ©.

Built in 1985

## **Essential Information**

MLS® #	PW25116010
Price	\$509,000
Bedrooms	2
Bathrooms	2.00

Full Baths	2
Square Footage	1,100
Acres	0.03
Year Built	1985
Type	Residential
Sub-Type	Condominium
Status	Closed
Listing Agent	Verna Chumley
Listing Office	The Januszka Group, Inc.

## Community Information

Address	13601 Del Monte Dr., M17-46a
Area	1A - Seal Beach
Subdivision	Leisure World (LW)
City	Seal Beach
County	Orange
Zip Code	90740

## Amenities

Amenities	Barbecue, Billiard Room, Bocce Court, Call for Rules, Clubhouse, Controlled Access, Fitness Center, Game Room, Golf Course, Maintenance Front Yard, Maintenance Grounds, Management, Meeting/Banquet/Party Room, Meeting Room, Other Courts, Outdoor Cooking Area, Pet Restrictions, Pickleball, Picnic Area, Pool, Sport Court
Utilities	Cable Available, Electricity Available, Phone Available, Sewer Connected, Water Connected
Parking Spaces	1
Parking	Guest, Assigned, On Street, Unassigned
# of Garages	1
Garages	Guest, Assigned, On Street, Unassigned
View	Neighborhood
Has Pool	Yes
Pool	Heated, In Ground, Association, Community
Security	Gated Community, Security Guard, 24 Hour Security

## Interior

Interior	Carpet, Tile
Interior Features	All Bedrooms Down
Appliances	Dishwasher, Microwave, Refrigerator

Heating	Central
Cooling	Central Air
Fireplaces	None
# of Stories	1
Stories	One

### **School Information**

District	Los Alamitos Unified
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### **Additional Information**

Date Listed	May 28th, 2025
Days on Market	61
Short Sale	N
RE / Bank Owned	N

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