

\$2,399,000 - 2 Portalon Court, Ladera Ranch

MLS® #OC23155525

\$2,399,000

4 Bedroom, 5.00 Bathroom, 3,101 sqft
Residential on 0 Acres

Las Piedras (LASP), Ladera Ranch,

Rare Find approx. 11,000 lot in Exclusive Gated Covenant Hills neighborhood of Ladera Ranch. Nestled in the Las Piedras Collection, 2 PORTALON COURT sits at the end of a quiet cul de sac with a private oversized lot. This unique floor plan offers a primary down, 4 bedrooms, 4.5 bathrooms, 3rd story bonus room or private office and a separate entrance Casita complete with a full bath. This home boasts Provenza Wood Flooring throughout the first level, ample storage and a walk-in primary closet with custom built-ins. Primary bath has a large soaking tub and dual sinks. The open kitchen has been remodeled with "Taj Mahal" Quartzite countertops, large farmer white, porcelain sink and designer lighting. Just off the kitchen sits a charming 150 bottle wine room. The spacious family room has a raised hearth fireplace, updated mantel, custom built ins, walk in pantry, and ample lighting with overhead sky lights. The modern Italian formal Dining Room looks out to the courtyard and garden, complete with built in BBQ. Staircase, second and third levels have brand new Anderson Tuftex Berber carpet. Secondary rooms have all their own full baths, third level loft has many options for flex room. The Casita has a separate private entry with full bath. This substantial sized lot backs to an open park offering privacy & ambience. This special lush green yard offers two water features, one large, covered loggia, one large courtyard accessible from two sets of French doors, and multiple



fruit trees. The 3rd car garage has an abundance of custom storage and counter space from California Closets. Don't miss this highly sought-after opportunity. Lot can accommodate pool or a pickleball court.

Built in 2005

Additional Information

City	Ladera Ranch
County	Orange
Zip	92694
MLS® #	OC23155525
Bedrooms	4
Bathrooms	5
Square Ft	3,101
Lot Size	0.25
Neighborhood	Las Piedras (LASP)
Levels	Three Or More
Garages	3
School District	Capistrano Unified
HOA Dues	\$538
HOA Dues Freq.	Monthly

Listing Details

Listing Agent	Nikki Patnoe
Provided By:	HomeSmart, Evergreen Realty

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