

\$2,349,900 - 25 Christopher Street, Ladera Ranch

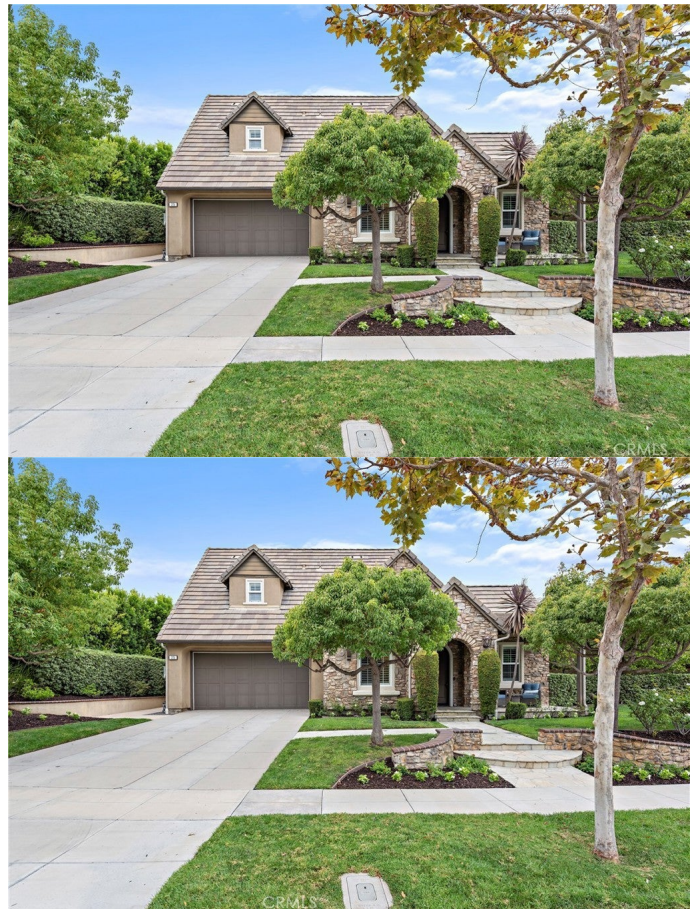
MLS® #OC23170637

\$2,349,900

4 Bedroom, 5.00 Bathroom, 3,291 sqft
Residential on 0 Acres

Amarante (AMRN), Ladera Ranch,

With a prized location behind the guarded entrance of Covenant Hills at Ladera Ranch, this elegant English Cottage-influenced home presents extraordinary hill and sunset views from its spacious lot on a single-loaded cul-de-sac street. Nestled across from a scenic park, the re-piped and solar-powered residence reveals four ensuite bedrooms and four- and one-half baths in a luxurious two-story design spanning approximately 3,300 square feet. Easy living and stylish entertaining are graciously accommodated by formal living and dining rooms with tray ceilings, a large second-floor bonus room, and a home office with new custom cabinetry and designer carpet. The family room flows to the kitchen and showcases French doors accessing the outdoors, surround sound, and new custom cabinetry and open shelving that surrounds a custom fireplace. A large island anchors the enormous kitchen and joins a pantry, a breakfast room that opens to the backyard, quartz countertops, carrara marble backsplash, and stainless steel appliances including a built-in refrigerator and six-burner Wolf range. Located on the main level, the residence's opulent primary suite is appointed with a patio, walk-in



closet, and a lux bath with new flooring, a jetted tub and a separate shower with seat. Custom lighting, updated wood-like tile, new bathroom flooring throughout and a newly remodeled laundry room displays shiplap, Shaker cabinetry, a sink, and a new LG stacked washer and dryer. Outdoors, the private courtyard will impress with and is spacious enough for a delightful California room with an open-air fireplace, tv and a built-in BBQ. Grounds present upgraded hardscaping and landscaping, including synthetic turf, and the backyard boasts a pool and spa with waterfalls. Covenant Hillsâ€™™ luxurious clubhouse is close to home, and hiking and biking trails, community gardens, water and dog parks, top-rated schools and lively shopping centers are nearby.

Built in 2006

Additional Information

City	Ladera Ranch
County	Orange
Zip	92694
MLS® #	OC23170637
Bedrooms	4
Bathrooms	5
Square Ft	3,291
Lot Size	0.25
Neighborhood	Amarante (AMRN)
Levels	Two
Garages	2
School District	Capistrano Unified
HOA Dues	\$616
HOA Dues Freq.	Monthly

Listing Details

Listing Agent Tim Wolter
Provided By: HomeSmart, Evergreen Realty

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