

\$1,895,000 - 4 Via Bandada, Rancho Santa Margarita

MLS® #OC23227593

\$1,895,000

5 Bedroom, 3.00 Bathroom, 3,418 sqft
Residential on 0 Acres

N/A, Rancho Santa Margarita,

STUNNING EXECUTIVE HOME in the MELINDA HEIGHTS area of Rancho Santa Margarita, IS NOW AVAILABLE!!

This stunning 5-bedroom, 3-bath PLUS office & master retreat, pool home in the prestigious Melinda Heights neighborhood of Rancho Santa Margarita is truly an entertainer's paradise. With 3,418 sf of living space on a beautifully landscaped 8,250 sf pie-shaped lot at the end of a quiet cul-de-sac, this home offers the perfect blend of luxury, privacy, & outdoor living. This home has upgraded elegance throughout! As you step inside, you'll be greeted by gorgeous upgrades that set this home apart. Rich moldings & gleaming luxury plank vinyl flooring flow throughout, creating a sophisticated yet inviting atmosphere. Newer dual AC systems & dual-pane windows ensure year-round comfort & energy efficiency, while fresh paint adds a touch of modern flair, & the home was completely repiped last year.

The remodeled kitchen is a chef's dream, featuring stunning quartz countertops, top-of-the-line appliances, and double ovens. Electronic roll-down shades in the kitchen & family room offer convenience & privacy, while the open floor plan seamlessly connects the living spaces, making it ideal for hosting gatherings of all sizes.

Step outside and prepare to be wowed by the backyard oasis. A sparkling pool with a Baja shelf & swim-up blue glass fire pit is the perfect place to cool off and relax. Entertain guests in style at the custom outdoor bar that



seats 8, complete with a built-in gas grill, refrigerator, and sink. Gas lines run underground to the BBQ, pool fire pit, & an additional fire pit in the expansive yard, ensuring you're always ready to host a memorable gathering.

Additional Highlights: 9-foot ceilings on both floors, with vaulted ceilings in the living room, custom built-ins in the office & family room, spacious laundry room with sink, and attached 3 car garage.

This home is not just a place to live; it's a lifestyle. Melinda Heights is a premier neighborhood known for its beautiful homes, friendly community, and excellent schools. Residents enjoy close proximity to hiking and biking trails, parks, and award-winning golf courses. This home includes membership to Santa Margarita's amenities which include 4 JR-Olympic sized pools, tennis, pickleball, basketball, and volleyball courts AND the "beach club".

Don't miss your chance to own this one-of-a-kind executive pool home in Rancho Santa Margarita's Melinda Heights! Contact us today for a private showing.

Built in 1994

Additional Information

City	Rancho Santa Margarita
County	Orange
Zip	92688
MLS® #	OC23227593
Bedrooms	5
Bathrooms	3
Square Ft	3,418
Lot Size	0.19
Neighborhood	N/A
Levels	Two
Garages	3

School District	Saddleback Valley Unified
HOA Dues	\$81
HOA Dues Freq.	Monthly

Listing Details

Listing Agent	Marisa Whitaker
Provided By:	Regency Real Estate Brokers

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