

\$2,000,000 - 25721 Patterson Place, Laguna Hills

MLS® #OC24001216

\$2,000,000

5 Bedroom, 5.00 Bathroom, 3,285 sqft
Residential on 0 Acres

Brock Collection (BC), Laguna Hills,

Nestled in the prestigious Moulton Ranch neighborhood in Laguna Hills, this exquisite residence beckons with a perfect blend of modern comforts and timeless elegance. As you step through the front door, you'll be greeted by an abundance of natural light dancing off the newer windows, casting a warm glow on the meticulously designed interior spaces.

A testament to thoughtful upgrades, this home has been re-piped with PEX, ensuring not only convenience but also peace of mind. Step into the backyard, transformed into a private oasis through a recent remodel, where every detail has been carefully curated for a seamless indoor-outdoor living experience. The allure continues with a delightful outdoor shower, a perfect addition for those sunny Southern California days or following a trek to the nearby world famous beaches.

Immerse yourself in the serenity of the saltwater pool, complete with a soothing waterfall, offering a tranquil retreat in your own backyard. The newer roof stands as a testament to the home's commitment to quality and longevity.

Entertain with flair using the beautiful built-in BBQ, a focal point in the backyard oasis. This home is ideally situated, backing into a small, single-loaded cul-de-sac, ensuring solitude and a sense of community. The spacious back



and side yards invite gatherings, promising ample room for relaxation and recreation, a rare find in the heart of Laguna Hills.

Experience the epitome of California living in this meticulously maintained residence where every detail has been thoughtfully considered, presenting a rare opportunity to indulge in the luxury of space, comfort, and sophistication.

The residence boasts minimal HOA dues, a favorable tax rate, and an absence of Mello Roos fees. Additionally, residents have the option to become members of the Nellie Gail Swim/Tennis Club & Equestrian facilities. Conveniently situated in close proximity to acclaimed schools, scenic hiking and biking trails, shopping destinations, fine dining establishments, transportation hubs, airports, and numerous other amenities. Come, make Moulton Ranch your new home.

Built in 1992

Additional Information

City	Laguna Hills
County	Orange
Zip	92653
MLS® #	OC24001216
Bedrooms	5
Bathrooms	5
Square Ft	3,285
Lot Size	0.22
Neighborhood	Brock Collection (BC)
Levels	Two
Garages	3
School District	Saddleback Valley Unified
HOA Dues	\$140
HOA Dues Freq.	Monthly

Listing Details

Listing Agent Jim Bishop

Provided By: Berkshire Hathaway HomeService

Based on information from California Regional Multiple Listing Service, Inc. as of May 21st, 2024 at 8:10am PDT. This information is for your personal, non-commercial use and may not be used for any purpose other than to identify prospective properties you may be interested in purchasing. Display of MLS data is usually deemed reliable but is NOT guaranteed accurate by the MLS. Buyers are responsible for verifying the accuracy of all information and should investigate the data themselves or retain appropriate professionals. Information from sources other than the Listing Agent may have been included in the MLS data. Unless otherwise specified in writing, Broker/Agent has not and will not verify any information obtained from other sources. The Broker/Agent providing the information contained herein may or may not have been the Listing and/or Selling Agent.