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23412 Pacific Park Dr # 42B **Active • Condominium**

\$339,000 ↓

98 days on the market • Listed On 11/29/2018

1 beds, 1 baths • 568 sqft • 1,000 sqft lot • \$596.83/sqft • Built in 1992

\$10,000 PRICE REDUCTION! Don't miss your opportunity to be your own landlord and stop paying rent!! Make home ownership a reality! Investors due the math, excellent location with top rents. This 1 bedroom unit is one of the few units in the complex with no one above you or below you. "Move in Ready" with new laminate floors and fresh paint. Kitchen has granite counter tops, tile floor, built in microwa... [More](#)



Aliso Viejo • [Map](#)

ML# PW18283836

23412 Pacific Park Dr # 30E **Active • Condominium**

\$349,900 ↓

45 days on the market • Listed On 01/21/2019

1 beds, 1 baths • 762 sqft • No lot size data • \$459.19/sqft • Built in 1992

Luxury Penthouse 1 Bedroom 1 Bath Condo. Upper end unit with Vaulted Ceilings and Plantation Shutters.Brand New Carpet. Granite Kitchen with Stainless steel appliances with Refrigerator,Dishwasher & built in Microwave. Ceiling fan in Master Bedroom with walk-in closet. Granite counters in master Bath. Large View Patio . Full size Laundry hook-ups located in sperate storage room. Brand New \$8,000 A/C u... [More](#)



Aliso Viejo • [Map](#)

ML# PW19014565

23412 Pacific Park Dr # 40A **Active • Condominium**

\$425,000

5 days on the market • Listed On 02/25/2019

2 beds, 2 baths • 1,090 sqft • 0 sqft lot • \$389.91/sqft • Built in 1990

Turnkey and move in ready condo in the highly desirable 'Canyon Villas' gated community. This carriage unit has it's own ATTACHED and PRIVATE garage; the garage is on the ground level, and the unit is above the garage on the 2nd level. Laundry is in the garage. Inside is nice tile floor throughout the living room and kitchen. Living room has a gas fireplace, and the windows face West for light and brig... [More](#)



Aliso Viejo • [Map](#)

ML# NP19046683

23412 Pacific Park Dr # 12B **Active • Condominium**

\$435,000

1 days on the market • Listed On 02/23/2019

2 beds, 2 baths • 1,090 sqft • No lot size data • \$399.08/sqft • Built in 1992

This beautifully-maintained home is located in the gated community of Canyon Villas with resort-like facilities including pools, spa, club house, fitness center, tot lot and BBQ area. This corner unit provides an abundance of natural sunlight streaming into the main living area. The beautiful white kitchen has an open feel and features granite counter tops, stainless steel appliances, ceramic tile fl... [More](#)



Aliso Viejo • [Map](#)

ML# OC19049700

23412 Pacific Park Dr # **Active Under Contract** • Condominium**\$417,900** ↓

22D



209 days on the market • Listed On 08/10/2018

2 beds, 2 baths • 1,132 sqft • 1,132 sqft lot • \$369.17/sqft • Built in 1992

One of the Most Desired Locations around, 2 bed, 2 bath, 1140 sq ft. Stunning Penthouse Style Private End-Unit. Third Floor Condominium located in the gated community of Canyon Villas. Beautiful Views of Hills and Trees with no-one in front of your porch or to the immediate right! Well maintained property with an abundance of natural light, featuring Vaulted Ceilings, spacious master bedroom and walk-... [More](#)

Aliso Viejo • [Map](#)

ML# LG18195188

23412 Pacific Park Dr # **Active Under Contract** • Condominium**\$425,000**

2E



22 days on the market • Listed On 02/13/2019

2 beds, 2 baths • 1,122 sqft • 1,000 sqft lot • \$378.79/sqft • Built in 1992

BEST location within the community! Beautiful upgraded Canyon Villas Condo with VIEWS and privacy! Stunning 2 Master Suites condo features large walk-in closets, dual sinks, large Roman tub and granite countertops. Open floorplan with the kitchen overlooking a large living room and dining room. A huge patio off the dining room has amazing treetop views and conveniently located on the patio is your wash... [More](#)

Aliso Viejo • [Map](#)

ML# OC19034463

23412 Pacific Park Dr # **Pending** • Condominium**\$409,900** ↓

31B



164 days on the market • Listed On 10/30/2018

2 beds, 2 baths • 1,090 sqft • No lot size data • \$376.06/sqft • Built in 1992

Live the luxury lifestyle, conveniently located within walking distance to the Aliso Viejo Town Center, schools and walking trails. The exclusive gated Canyon Villas features, pools, BBQ area, fitness center and a club house. Ideally situated and private end unit with attached car garage below which allows access directly into the unit from the garage. The residence has updated features including. Open... [More](#)

Aliso Viejo • [Map](#)

ML# OC18261901

23412 Pacific Park Dr # **Pending** • Condominium**\$410,000**

26J



38 days on the market • Listed On 01/08/2019

2 beds, 2 baths • 1,132 sqft • 0 sqft lot • \$362.19/sqft • Built in 1990

PANORAMIC VIEW from this private upper level, end-unit home with newer paint and carpet. Very light and bright with a great fireplace in the living room and closets galore including a walk-in closet. High ceilings, ceiling fans and mirrored closet doors. Wonderful over-sized bedrooms, including large large master bath suite with dual sinks. Spacious kitchen with lots of counter space and stainless ... [More](#)

Aliso Viejo • [Map](#)

ML# OC19005450

23412 Pacific Park Dr # **Closed** • Condominium

List / Sold:

\$334,900 / \$334,900

7C



5 days on the market • Sold On 02/27/2019

1 beds, 1 baths • 560 sqft • 0 sqft lot • \$598.04/sqft • Built in 1992

EXCEPTIONAL CARRIAGE UNIT WITH NO ONE ABOVE OR BELOW, AWEOME LOCATION WITH VIEW OF GREENBELT AND ENCLOSED GROUND LEVEL PATIO! Open and airy floor plan offering a large living and dining room with vaulted ceilings, delightful kitchen with granite counter tops and stainless steel appliances. Upgraded flooring and designer two tone interior paint, upgraded ceiling fan and designer light fixtures. Spacious... [More](#)

Aliso Viejo • [Map](#)

ML# OC19017125

**23412 Pacific Park Dr #
9K**



Aliso Viejo • [Map](#)

Closed • Condominium

List / Sold:
\$355,000 / \$355,000

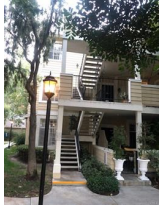
9 days on the market • Sold On 11/13/2018

1 beds, 1 baths • 762 sqft • 3,000 sqft lot • \$465.88/sqft • Built in 1990

LOCATION LOCATION! Ready to move in large upgraded 1-bedroom corner penthouse with spacious deck overlooking greenbelts and mature trees in a gated community! Interior offers brand new dual tone paint, new carpet, new blinds, screens, upgraded thermostat, A/C and cathedral ceilings! Light and bright living room with fireplace, tree top views and adjoining separate dining room with upgraded ceiling fan... [More](#)

ML# OC18245321

**23412 Pacific Park Dr #
17E**



Aliso Viejo • [Map](#)

Closed • Condominium

List / Sold:
\$367,900 / \$364,000 ↓

54 days on the market • Sold On 01/22/2019

1 beds, 1 baths • 762 sqft • No lot size data • \$477.69/sqft • Built in 1992

THE PERFECT LOCATION! Ready to move in large upgraded 1-bedroom corner penthouse with spacious deck overlooking pool and mature trees in a gated community! Interior offers newer neutral paint, newer carpet, blinds, screens and cathedral ceilings! Light and bright living room with fireplace, tree top views and adjoining separate dining room with tons of light! Beautiful kitchen with lots of cabinets, gr... [More](#)

ML# LG18294977

**23412 Pacific Park Dr #
17B**



Aliso Viejo • [Map](#)

Closed • Condominium

List / Sold:
\$375,000 / \$365,000 ↓

71 days on the market • Sold On 01/14/2019

1 beds, 1 baths • 762 sqft • No lot size data • \$479.00/sqft • Built in 1998

WHERE ELSE CAN YOU FIND A HIGHLY DESIRABLE GROUND LEVEL UPGRADED IN FRONT OF THE POOL? THIS SINGLE LEVEL GROUND FLOOR WITH NO STAIRS HAS A WONDERFUL PRIVATE FRONT PATIO OVERLOOKING THE POOL WITH A COMMUNITY PRIVATE GATE. YOU'LL APPRECIATE THE WOOD FLOORING, PLANTATION SHUTTERS, CROWN MOULDING, STAINLESS STEEL APPLIANCES, BOSCH DISHWASHER, WHIRLPOOL REFRIGERATOR, GAS OVEN, AND GRANITE COUNTERTOPS. FEATU... [More](#)

ML# OC18257853

**23412 Pacific Park Dr #
9A**



Aliso Viejo • [Map](#)

Closed • Condominium

List / Sold:
\$379,900 / \$380,000 ↑

35 days on the market • Sold On 11/16/2018

1 beds, 1 baths • 762 sqft • 0 sqft lot • \$498.69/sqft • Built in 2006

This beautifully-maintained, ground level single bedroom, single bath in Aliso Viejo's gated community of Canyon Villas is a previous model home. It boasts a generous protected patio with no stairs and short walk to the single car garage, pool and mailboxes. Full crown molding throughout, and open sight lines, creating the effect of a much larger space in this 762 square foot condominium. With additio... [More](#)

ML# OC18212890

**23412 Pacific Park Dr #
20F**



Aliso Viejo • [Map](#)

Closed • Condominium

List / Sold:
\$429,900 / \$422,000 ↓

117 days on the market • Sold On 12/20/2018

2 beds, 2 baths • 1,122 sqft • 0 sqft lot • \$376.11/sqft • Built in 1992

Welcome home to this Beautiful Top-Floor End Unit Condo located in the desirable Canyon Villas Community of Aliso Viejo. 2 Bedroom 2 Full Bath Floor Plan with Vaulted Ceilings. Light and Bright throughout. Dual Master Suites that are both spacious with Large Walk-in Closets and Nice size Bathrooms with Granite Counters, Tile Flooring & Dual Sinks. Kitchen features Granite Counters, Beautiful Cabinet... [More](#)

ML# OC18264638

**23412 Pacific Park Dr #
23F**



Aliso Viejo • [Map](#)

Closed • Condominium

List / Sold:
\$428,000 / \$428,000

47 days on the market • Sold On 11/20/2018

2 beds, 2 baths • 1,122 sqft • 1,150 sqft lot • \$381.46/sqft • Built in 1990

This is the light and bright home you've been looking for! Hands down Best location - private and quiet at the back of the property; abundant light and great neighbors. Top floor with no one above you, and open floor plan with vaulted ceilings throughout. Most sought after wide open 2 bed floorplan in Canyon Villas. Featuring 2 true, large dual master suites both with walk in closets, and dual sinks. ... [More](#)

ML# NP18218451

**23412 Pacific Park Dr #
24E**



Aliso Viejo • [Map](#)

Closed • Condominium

List / Sold:
\$428,900 / \$428,900

45 days on the market • Sold On 12/06/2018

2 beds, 2 baths • 1,140 sqft • No lot size data • \$376.23/sqft • Built in 1990

BACK ON MARKET! BUYER DIDN'T PERFORM! Beautiful ground level unit in a private gated community offering resort-like amenities! As you enter the home, your attention is drawn to the open floor plan with large windows and lots of natural light, real hardwood floors, a ceiling fan, freshly painted walls, baseboards and crown molding. Open to the living area, the kitchen features granite countertops, stain... [More](#)

ML# OC18228952

**23412 Pacific Park Dr #
11H**



Aliso Viejo • [Map](#)

Closed • Condominium

List / Sold:
\$429,900 / \$429,900

6 days on the market • Sold On 10/25/2018

2 beds, 2 baths • 1,122 sqft • No lot size data • \$383.16/sqft • Built in 1992

One of the most coveted of all floorplans in the gated Canyon Villa community lies this ground level end unit with brand new laminate wide plank grey wood flooring throughout, fresh modern paint and open floor plan. Enter the doors to the living room which flows seamlessly into the dining area and upgraded kitchen which features granite countertops, stainless steel appliances and beautiful breakfast b... [More](#)

ML# OC18227001

**23412 Pacific Park Dr #
33C**



Aliso Viejo • [Map](#)

Closed • Condominium

List / Sold:
\$435,000 / \$432,000 ↓

74 days on the market • Sold On 09/21/2018

2 beds, 2 baths • 1,132 sqft • .02 acre(s) lot • \$381.63/sqft • Built in 1990

This is the home you've been waiting for! Most sought after wide open 2 bed plan and unit location in canyon villas. Fully turnkey. 2 true, large dual masters both with walk in closets, dual sinks and designer carpet. Fully open floor plan and vaulted ceilings throughout. Upgraded kitchen and baths with rich white cabinets, granite counter tops and backsplash. Upgraded italian ceramic tile in entry way... [More](#)

ML# CV18144148

Quick CMA Report

Total Listings: 18	Maximum: 2/2.00	Sqft: 1,140	LSqft: 3,000	List Price: \$435,000	Sold Price: \$432,000	\$/Sqft: \$598.04
Total on Market: 4	Minimum: 1/1.00	Sqft: 560	LSqft: 0	List Price: \$334,900	Sold Price: \$334,900	\$/Sqft: \$362.19
Sold/Exp Ratio: 0.00	Average: 2/1.61	Sqft: 957	LSqft: 753	List Price: \$398,672	Sold Price: \$393,970	\$/Sqft: \$430.51
	Median: 2/2.00	Sqft: 1,090	LSqft: 1,000	List Price: \$413,950	Sold Price: \$401,000	\$/Sqft: \$386.53

Active

Address	City	YrBuilt	Sale Type	List Date	Br	Bath	CDOM	Sqft	LSqft	\$/Sqft	Price
23412 Pacific Park DR #42	AV	1992	STD	11/29/2018	1	1	98/98	568	1,000	\$596.83	\$339,000
23412 Pacific Park DR #30	AV	1992	STD	01/21/2019	1	1	45/45	762		\$459.19	\$349,900
23412 Pacific Park DR #40	AV	1990	STD	02/25/2019	2	2	5/5	1,090	0	\$389.91	\$425,000
23412 Pacific Park DR #12	AV	1992	STD	02/23/2019	2	2	1/1	1,090		\$399.08	\$435,000
				Maximum:	2/	2.00	98	1,090	1,000	\$596.83	\$435,000
				Minimum:	1	1.00	1	568	0	\$389.91	\$339,000
				Average:	2	1.50	37	878	500	\$461.25	\$387,225
				Median:	2	1.50	25	926	500	\$429.13	\$387,450

Active Under Contract

Address	City	YrBuilt	Sale Type	Contract Date	Br	Bath	CDOM	Sqft	LSqft	\$/Sqft	Price
23412 Pacific Park DR #22	AV	1992	STD	01/17/2019	2	2	209/209	1,132	1,132	\$369.17	\$417,900
23412 Pacific Park DR #2E	AV	1992	STD	02/19/2019	2	2	22/22	1,122	1,000	\$378.79	\$425,000
				Maximum:	2/	2.00	209	1,132	1,132	\$378.79	\$425,000
				Minimum:	2	2.00	22	1,122	1,000	\$369.17	\$417,900
				Average:	2	2.00	116	1,127	1,066	\$373.98	\$421,450
				Median:	2	2.00	116	1,127	1,066	\$373.98	\$421,450

Pending

Address	City	YrBuilt	Sale Type	Contract Date	Br	Bath	CDOM	Sqft	LSqft	\$/Sqft	Price
23412 Pacific Park DR #31	AV	1992	STD	02/08/2019	2	2	101/164	1,090		\$376.06	\$409,900
23412 Pacific Park DR #26	AV	1990	STD	02/15/2019	2	2	38/38	1,132	0	\$362.19	\$410,000
				Maximum:	2/	2.00	164	1,132	0	\$376.06	\$410,000
				Minimum:	2	2.00	38	1,090	0	\$362.19	\$409,900
				Average:	2	2.00	101	1,111	0	\$369.12	\$409,950
				Median:	2	2.00	101	1,111	0	\$369.12	\$409,950

Closed

Address	City	YrBuilt	Sale Type	COE Date	Br	Bath	CDOM	Sqft	LSqft	\$/Sqft	Price
23412 Pacific Park DR #7C	AV	1992	STD	02/27/2019	1	1	5/5	560	0	\$598.04	\$334,900
23412 Pacific Park DR #9K	AV	1990	STD	11/13/2018	1	1	9/9	762	3,000	\$465.88	\$355,000
23412 Pacific Park DR #17	AV	1992	STD	01/22/2019	1	1	2/54	762		\$477.69	\$364,000
23412 Pacific Park DR #17	AV	1998	STD	01/14/2019	1	1	71/71	762		\$479.00	\$365,000
23412 Pacific Park DR #9A	AV	2006	STD	11/16/2018	1	1	35/35	762	0	\$498.69	\$380,000
23412 Pacific Park DR #20	AV	1992	STD	12/20/2018	2	2	31/117	1,122	0	\$376.11	\$422,000
23412 Pacific Park DR #23	AV	1990	STD	11/20/2018	2	2	47/47	1,122	1,150	\$381.46	\$428,000
23412 Pacific Park DR #24	AV	1990	STD	12/06/2018	2	2	45/45	1,140		\$376.23	\$428,900
23412 Pacific Park DR #11	AV	1992	STD	10/25/2018	2	2	6/6	1,122		\$383.16	\$429,900
23412 Pacific Park DR #33	AV	1990	STD	09/21/2018	2	2	74/74	1,132	1,002	\$381.63	\$432,000

Maximum:	2	2.00	117	1,140	3,000	\$598.04	\$432,000
Minimum:	1	1.00	5	560	0	\$376.11	\$334,900
Average:	2	1.50	46	925	859	\$441.79	\$393,970
Median:	2	1.50	46	942	501	\$424.52	\$401,000

Criteria:

Property Type is 'Residential'
Standard Status is one of 'Active', 'Act Under Contract',
'Pending'
Standard Status is 'Closed'
Contract Status Change Date is 03/07/2019 to 09/08/2018
County Or Parish is 'Orange'
City is 'Aliso Viejo'
MLS Area Major is 'AV - Aliso Viejo'
Subdivision Name is 'Canyon Villas (CANV)'