

Additional photos and information about this fine home, and about the community of Bear Brand Ridge, can be found on the internet at www.bearbrand.info

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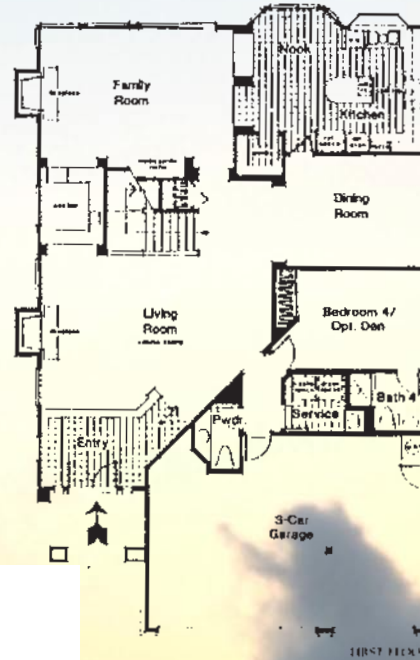
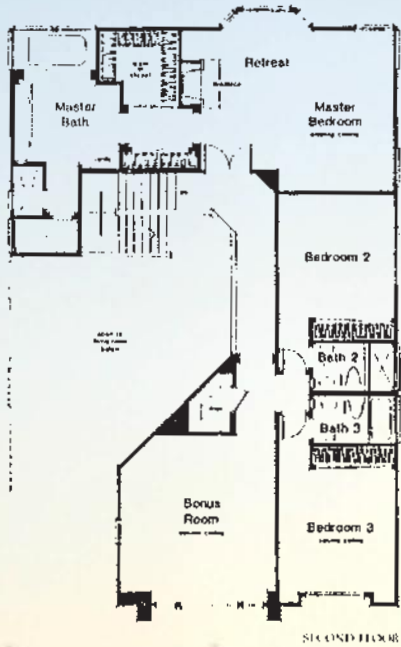


101 Fairlane Road, Laguna Niguel

Offered at \$1,050,000

This wonderful home in Bear Brand Ridge has room for the entire family. Over 3500 sqft. of living space combined with a pool-sized backyard and three-car garage provide ample room for play, for entertaining friends, or just enjoying our unbeatable South Orange County weather. Enjoy beautiful sunsets and a peek of the ocean from the huge master suite. This prestigious gated neighborhood encircles a park with basketball and volleyball courts, play structure, and walkpaths that enjoy panoramic views of ocean, hills, and valleys. The location of the Bear Brand community affords easy access to the Ritz Carlton and St. Regis resorts, golf and tennis clubs, and scenic Dana Point Harbor. Fining dining, theaters, and shopping are only a short walk away.

Bear Brand Ridge Seadrift by A & M Homes Plan 3



Specifications

- 4 Bedrooms, 4.5 Baths, plus Huge Bonus Room or 5th Bedroom
- Versatile Two-Level Floorplan, 3514 sqft.*
- Three Fireplaces, Dramatic Cathedral Ceilings
- Living Room Provides Ample Space for Large Gatherings
- Intimate Dining Room Setting for Elegant Entertaining
- Spacious Great Room Combines Family Room, Nook, & Kitchen
- Island Kitchen with Premium Appliances and Ample Storage
- Walk-Behind Wet Bar Now Converted into a Reading/Game Nook
- Romantic Master Suite, Retreat w/Fireplace, Dual Sinks, Walk-In Closet, Oversized Shower, & Exercise Nook
- Main Floor Bedroom and Bath plus Separate Powder Bath
- Three-Car Attached Garage
- Inside Laundry with Wash Basin, and Cabinets
- Thomas Guide Grid 971J2

*This representation has been produced from information provided by the Builder. Square footage and other measurements are estimated, and are not guaranteed by Broker or Seller.

Appointments & Upgrades

- Custom Home Theater Cabinet, Crown Moldings
- Plantation Shutters & Wood Blinds, Central Air Conditioning
- Tasteful Decor, Neutral Colors, New Exterior Paint
- Large, Covered Patio with Expansive Lawns for Play
- Lush Landscaping, Front and Rear

Presented by:

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