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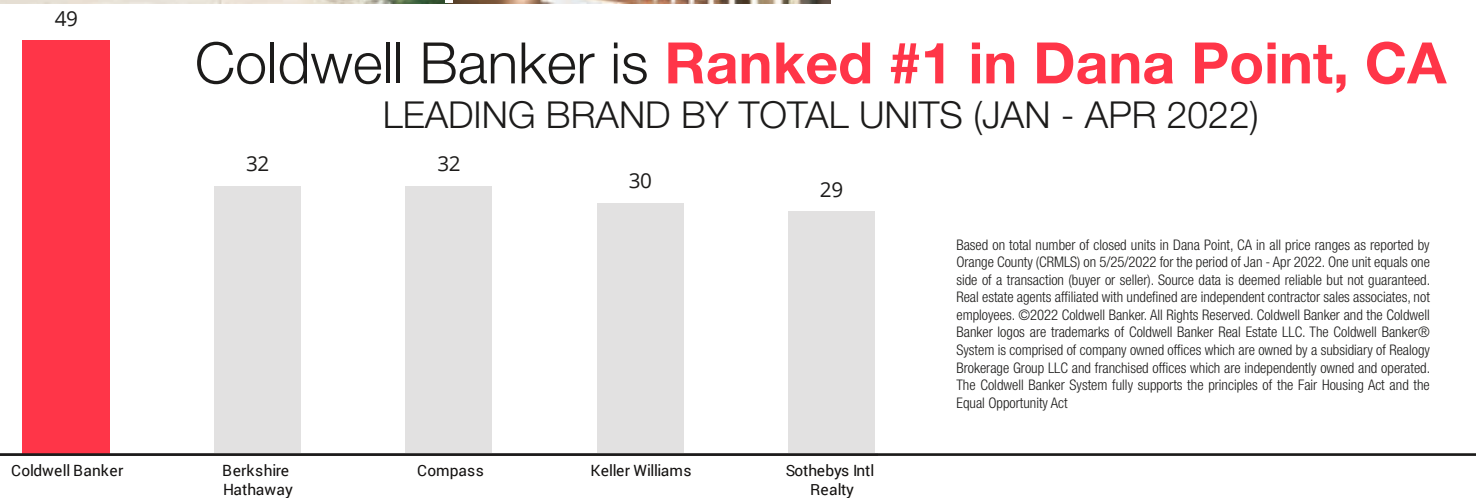
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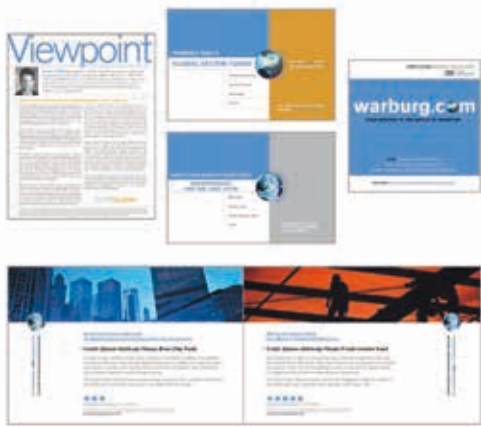
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CONTRIBUTORS AT LARGE The residents of Niguel Shores

We are always looking for residents to follow up on leads, find great stories and send us ideas. Let's celebrate the great things happening in our community! No contribution is too small. Please email Dennis.Backer@n2pub.com with your pictures, suggestions, or requests.

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NIGUEL SHORES

– July 2022

Dear Niguel Shores Residents and Friends,
We wish you a very Happy Fourth of July ... May you celebrate this day with many cheers and lots of joy, full of celebrations with your loved ones.

What a beautiful summer we have already had, and we still have so much more to look forward to! If you have some fun story ideas, please email us at Dennis.Backer@n2pub.com to have them featured in a future issue!

Thanks for continuing to support the fantastic local businesses that partner with us to bring you closer to your community each and every month.

We'd also like to thank the parents and other local residents who have submitted their stories and family photos. The highlight of working on this magazine is to meet and get to know the neighbors in this community. Our staff searches for content, but when we receive a request to honor a hard-working student, a kind, loving family, or a small business that's owned by one of our neighbors, our job becomes much more rewarding.

Please continue to bring our community together by sharing something positive, whether it's a photo of your friends picnicking on the beach, a funny story about your pet, or some news on why your neighborhood is a great place to live. We'll strive to make Stroll Niguel Shores a bright spot in your day!

Sincerely,

Dennis Backer

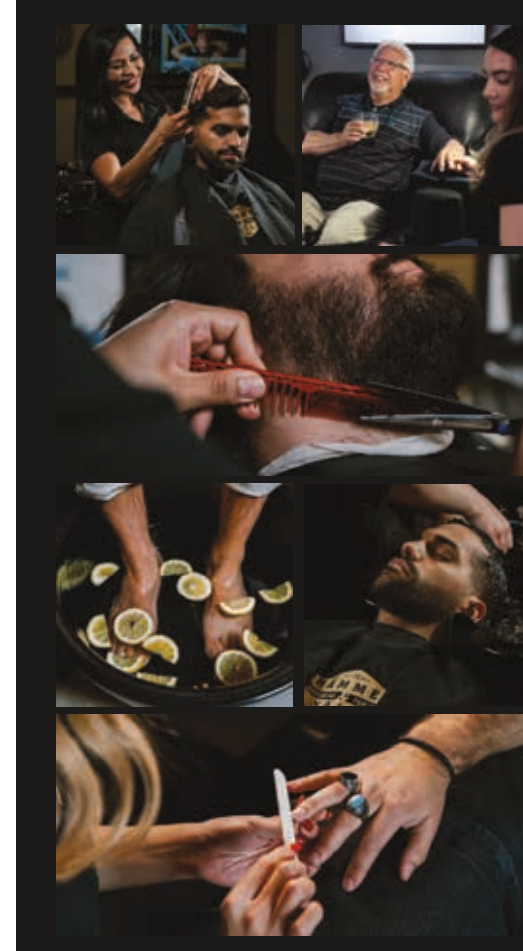
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CALLING ALL

Niguel Shores Businesses

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family
spotlight

(L to R) Coco, Nellie, Tiffany, Finn, Preston, Thompson

MEET THE FOULGER FAMILY

Preston, Tiffany, Thompson, Coco, Nellie & Finn

By Tiffany Foulger
Photos by Rachel Monet

Hi! We are the Foulgers. Preston, Tiffany, Thompson (14), Coco (12), Nellie (10), and Finn (6). We have lived in Niguel Shores for about three and a half years. We are over on Abalone Dr. and are lucky enough to live right next door to our cousins. We relocated from the D.C. area for a job here in southern California and have loved living here. Preston is a real estate attorney and works for Civic financial services. I am a stay-at-home mom and keep myself very busy. Preston grew up in the D.C. area, and I am from Utah.



(L to R) Coco, Nellie, Thompson, Finn

Preston and I met when we were kids on the ski hill in Alta, Utah. Our families met up to ski together each year, and we got to know each other. After college, we reconnected and eventually got married. We still love to ski together. We have four great kids.

Thompson, our oldest, will be a freshman at Dana Hills High School this fall. He loves tackle football



and plans to play on Dana's freshmen team. During Covid, Thompson spent a lot of time mountain biking. He has mastered the wheelie. You may



see him riding on his back tire down Abalone Dr. He also surfed on the Niguel Hills surf team this year and has recently started spearfishing. He is a fantastic snow skier and has finally landed a backflip on skis. Thompson loves to play, but he also holds down a year-round gardening job. Thompson is a great brother and spends countless hours teaching Finn all sorts of tricks that most 6-year-olds shouldn't be doing (biking off ramps, back flips, etc.).

Coco is 12 and will be in 7th grade at Niguel Hills Middle School this fall. Coco loves to have a good time and always wants to be where the party is. Coco has a big heart and makes friends with anyone. Coco loves music and knows the lyrics to every song that comes on the radio. She just started playing the guitar and loves to play for anyone that will listen. Coco is a great snow skier and loves to slalom ski in the summer. She has been swimming for Dolphin aquatics for three years now and is quite the swimmer. She loves the ocean and is usually first to the water. Coco is always looking out for Nellie, her younger sister, and always puts her on the back of her bike.



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Nellie is 10 and will be in 5th grade in the fall at John Malcom Elementary. Nellie was born with spina bifida and makes the most out of life. She doesn't let her disability stop her from doing anything. One of Nellie's best qualities is her strong determination. She never gives up and will always try anything, even when it's difficult for her. Nellie is a talented artist and loves to draw. She has beautiful penmanship. Nellie also swims for Dolphin aquatics and has enjoyed doing that with her sister and cousins. She recently competed in her first swim meet and raced against Coco. Nellie loves the water and has been a great little swimmer since she was 2. She wrote a paper in 2nd grade and wished the whole world could be water. She has taken up surfing at Doheny and surfs on her knees or stomach. Nellie is tough in the water and doesn't mind getting in the bigger waves. She also participates in wheelchair tennis, which she may love most of all.

Finn (6) is the baby of the family. He does a great job keeping up with all of his older siblings and has learned a lot of things at his young age. Finn loves to run down to the community pool and put on his snorkel mask to dive for toys in the pool. He sets up ramps in the driveway and spends hours riding off them. He plays little league baseball and basketball and wants to start on flag football in the fall. He loves to mountain bike, surf, and snorkel. He also works on his fort in the backyard often. Finn collects plastic bottles weekly from the neighbors to recycle and turns them in to make money (Thanks, Wayne). Once he gets a paycheck, he heads right over to the Hive to buy himself a popsicle.

A few things our family loves to do together ... Catch the sunset on e-bikes down at the bluff. We all snorkel regularly at Treasure Island in Laguna Beach. We take a trip each winter to snow ski at Alta Ski resort. During the summer, we head back east for a few weeks to a lake in New Hampshire, where Preston grew up spending his summers. There we get up early each morning for waterskiing while the water is smooth; we also enjoy wake surfing, tubing, and fishing there. Our family is also very involved in our church community, both on Sundays and Tuesdays, with the youth group. Preston and I help to plan and carry both service opportunities for the youth at our church and fun activities that help them to get to know each other. This summer, part of our family will be going to Tijuana to help build homes for families with our church youth group.

Preston and I enjoy surfing together, mountain biking, and skiing. Our favorite thing about Niguel Shores is the people that live here. We have met so many wonderful friends and enjoy meeting up with them at the pool, park, or bluff. There is always a familiar face around Niguel Shores.



We're looking for great families to feature in Stroll Niguel Shores. Do you know a fabulous family to nominate? You could even nominate yourself. Email Dennis.Backer@n2pub.com.



TYPES OF ARTICLES

YOU WILL SEE IN STROLL NIGUEL SHORES

Since this magazine is about you and your neighbors, we want and need your involvement. We are looking for several types of articles to be submitted each month, therefore, please take a few minutes to get acquainted with the types of articles we normally include in the publication. If you have any other article or story suggestions, please email me.

If you or a family member would like to be featured in any of the stories, just email me at (Dennis.Backer@n2pub.com), and I will send you the simple details of submitting the information.



Pictures

- We love pictures! Parties, graduations, family events, kids playing, holiday gatherings, and more! One of the best parts about your new newsletter is the involvement of the residents. Pictures are an easy way to help support the look of the newsletter, as well as bring smiles to your fellow residents.

Neighborhood News and Pictures

- Any activity going on in the neighborhood or the surrounding area, such as parades, block parties, barbecues, neighborhood clean-ups, school picnics, fundraisers, pool parties, or golf events. We want to let you know what is going on and what has happened with these social events!

Business Beat

- This is a popular section where we highlight you as a business owner. Yes, you must be a resident of the neighborhood. It is an opportunity to let your neighborhood know the specifics of what you do and the services you can offer, as well as a background of who you are and where you are from.

Kids To Kids

- Make your kid the rock star of the neighborhood as we profile a junior member of the community each month. Looking for Jr. Writer to write these articles.

Family Spotlight

- This is where we get to spotlight one of the neighborhood families each month. Have you always wished you knew your neighbors better? Well, here is a great way to get to know them. Each family is able to tell us whatever they would like, but some popular questions to answer include: How long have you lived in the neighborhood? Where is your hometown? What's your education?

What are your hobbies and interests? What is your career?

Precious Pets - Here is an award winner! If you have a pet and want them to be famous, just get them in the Precious Pets section. Pets are our pride and joy so let us know who they, and you, are! Past famous animals have been turtles, rabbits, birds, horses, dogs, cats, a pig, and much more, so have fun with this one.

Other Articles We Would Like to Feature:

- Resident Recipe
- Yard Of The Month
- Athlete Spotlight
- New Arrivals
- Kids' Corner
- Living Spaces
- Recognize Your Kids
- Travel Tales
- Volunteer Spotlight



We want to feature your news and events in Stroll Niguel Shores. Email or call Dennis.Backer@n2pub.com, (949) 351-1050.



Maximillian



Winston



(L to R) Cora, Winston, Bob, Maximillian

NIGUEL SHORES *Furry Friends*

By Elizabeth McCabe

Meet Sir Winston Churchill and Maximillian Sugar-Ray

There's nothing like a dog to transform a house into a home with their unconditional love, constant companionship, and loving kisses. Residents Cora and Bob Berkery enjoy having two adorable dogs, Sir Winston Churchill (also known as Winston) and Maximillian Sugar-Ray (also known as Max).

After watching an episode of Caesar Milan and The Dog Whisperer, Cora decided to get a dog. "Winston is pure perfection," says Cora. She actually got this furry friend from a Pit Bull rescue in Redondo Beach, which had Wheaten Terrier puppies. "Winston was five inches long and followed me everywhere," recalls Cora. Her husband knew it was the dog for her. As soon as she picked him up, they knew that Sir Winston Churchill was his name.

Winston's nickname is "Serge in Charge." Cora explains, "Even though he's a small dog, he just commands attention." She also finds that Winston is a connector. Cora explains, "He loves dogs, but more than that, he loves their parents."

Winston, who is now 7, only has one pet peeve. "He doesn't like noises," says Cora. His hatred for loud noises stems from his puppy days. While in Door County, WI, he was out on a pier with his family, and fireworks erupted. Winston, who was 8 months old at the time, started running as fast as he could. It took half an hour to capture him.

Two Are Better Than One

One dog soon led to two. "As a real estate agent, I'm connected to all kinds of people," says Cora. "There was an interior designer out of Newport Beach who was posting photos of her new puppy on Facebook." Although



the puppy was as cute as can be, the puppy didn't get along well with the cat.

"So, of course, I get in my car and drive to Newport to get the dog," says Cora. She sent a picture of her dog to her husband, Bob, and he was really upset, as he didn't want her to get a second



Maximillian



Winston

dog since they were leaving for Thailand the next week. "I felt bad," admits Cora. However, when Bob saw Maximillian, he scooped him up, and from that moment forward, he was Bob's dog. A tiny puppy at 3 1/2 pounds, Maximillian melted his heart.

"It was love at first sight," smiles Cora.

Winston and Maximillian are complete opposites. Maximillian is a nervous Nelly, but he's the sweetest, most cuddly boy with

Bob. Maximilian, who is always on the move, also likes hanging out with the neighborhood dogs, Joey, Pedro, Zoey, Penny, and Barkley at 5:00 each day.

If you see these two furry friends out on a walk, be sure to say hello. They would love to meet more four-legged friends and their pet parents in the neighborhood.



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dana point news

By Dana Point Mayor Joe Muller

MESSAGE FROM

MAYOR MULLER

SPECIAL TO
STROLL NIGUEL SHORES

I recently had the great pleasure of hosting our 2022 State of the City event at the beautiful Ocean Institute. This annual event is an opportunity to share what makes Dana Point such a special place to live and do business. This year, we celebrated local entrepreneurs who are the heart and soul of our city. Their success is a testament to how valued the support of our local community is to their livelihood and ability to thrive and grow.

This is important when you consider that we have 77,557 square feet of new commercial and retail space being developed in the city right now to attract new businesses and restaurants as well as help existing businesses expand.

I encourage you to watch the video (<https://www.youtube.com/watch?v=H2FZsTQ5E7Y>) we showed that night, which served as a warm-up for our in-person panel of local investors who are helping shape the Dana Point community. The dynamic panel featured Jeff Finn and Danny Hyde, co-presidents of Artist Guild Hotels; Max Fisher, owner of The Shwack Beach Grill; and Randy Hild, founder of REDO Market.

Fisher grew up in Dana Point and still lives in the city with his family. His vision for The Shwack Beach Grill is to be a wallet-friendly hometown spot where you can come in off the beach with the family. He's now opening a pizza restaurant at Prado West in the Town Center. He said it best when he shared how important community support for his restaurant has been, especially, through the pandemic, noting that he wouldn't have made it if not for the love and support from City Council, City officials, and the local community.

Hild echoed a similar sentiment when he talked about the success of the REDO Vintage and Makers Market

events, which have continued to grow in popularity each time they are held along Del Prado Avenue.

That local spirit inspired investment by Finn and Hyde to restore the former Capistrano Seaside Inn. I can't wait to experience their new vision for this location. They plan to incorporate some of the history of Capistrano Beach into the new hotel redesign and create a catalyst for the whole area.

I think Jason Spates of Doheny Bike said it best in our State of the City video. Spates said Dana Point is one of the most amazing places on Earth and that many people don't know how amazing it is living here, adding that because he grew up here, he wants to retire here and run his business here so that he can be part of the community.

These local entrepreneurs are a great reflection of what makes Dana Point so special. I'm glad they are helping to shape our future.



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Gates, Patio Covers, Railing,
Decking, and Arbors**



showroom. Because of this, material orders are usually ready within two to three days. Vinyl Mart Depot carries standard 6' and 8' sections, but they can also custom fabricate to meet any job specifications.

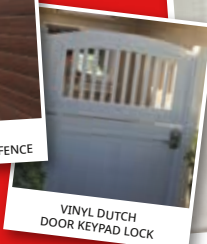
VMD also sells to Do-It-Yourself homeowners. If you are looking to install your own fence, they are more than happy to take the time to explain the steps of a vinyl fence installation.

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Please email for free estimates at Vinylmart@gmail.com

Eddie Dossey installed his first vinyl fence in 1989. Mr. Dossey immediately realized the immense opportunity of a rust-proof, termite-proof, dry-rot-proof, zero-maintenance material in Southern California, and he started PVC Fence America. Back then, people referred to vinyl as plastic fence or PVC.

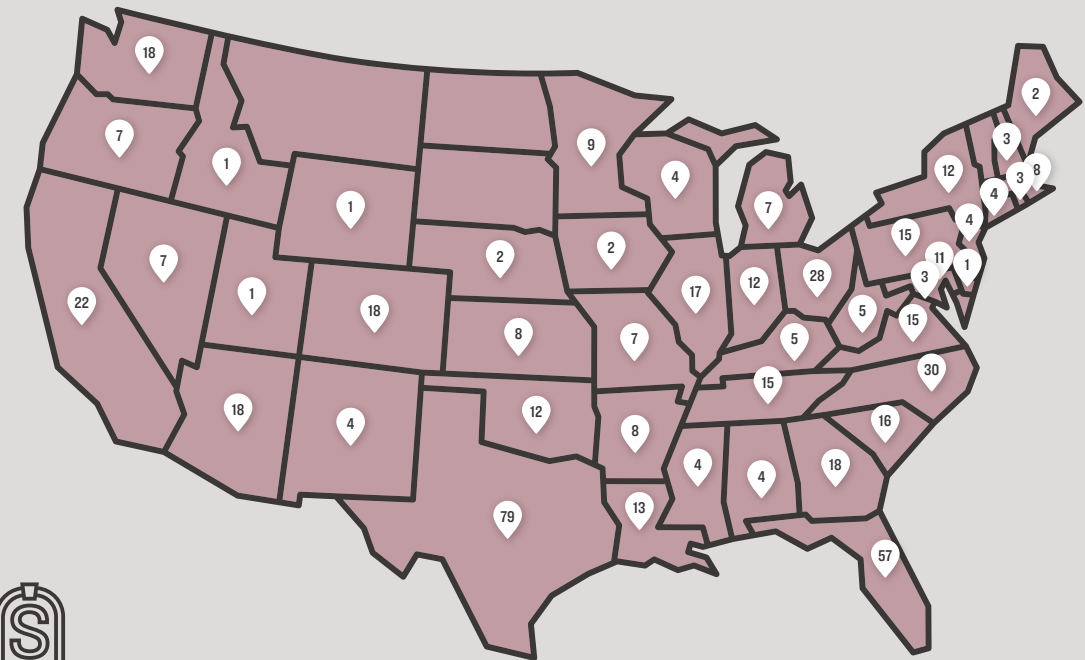
Over the next several years, PVC Fence America grew from a small yard just off the I-5 in Laguna Niguel to a small warehouse, and then in 1999, Mr. Dossey expanded to a 6,500 square foot warehouse in Corona, CA. It was also in 1999 that, with the growing popularity in the vinyl window market, consumers began to refer to PVC as vinyl, and thus PVC Fence America became Vinyl Fence America in 1999.

Vinyl Fence America specializes in the custom design, fabrication, and installation of vinyl fences, custom gates, patio covers, railing, decking, and arbors.

Mr. Dossey prides himself on being able to exactly duplicate designs that were done only in wood or iron. He relishes the opportunity to push the boundaries of the vinyl industry and come up with designs that every other vinyl fence contractor says can't be done. If you are tired of hearing "no" for any answer or "it can't be done," give them a call and let them see if it can be done.

Due to an unquenchable demand from the contractor market, Eddie Dossey opened VinylMart Depot (VMD) in 2002 to exclusively fabricate and sell vinyl fences, gates, patio covers, railings, and arbors. VMD stocks white, ivory, and tan profiles in its 6,000 sq. ft. Laguna Niguel

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Blood Donation Streak



Dougger Anderson, Niguel Shores Resident

Could Not Be Stopped By Covid-19

By Dougger Anderson



In October of 1968, I had a huge incentive to donate my first pint of blood: PX privileges at the end of my first week of basic training in the U.S. Army at Fort Campbell, KY. Three years later, I began my first real job in Santa Monica and found myself with some extra "time." Since I had moved to a city where I didn't know anybody, I used my extra "time" to read Time Magazine; pun intended.

In one of the first issues that I received, I read that only three percent of those qualified to donate blood did so. To alleviate a blood shortage at the time, America was accepting donations from "questionable" sources and purchasing blood from foreign countries. So, I decided to start donating my blood, formed a company "blood bank," and recruited others to donate their blood along with me.

Back in 1971, Red Cross volunteers provided home-baked cookies that were served on their finest China at the refreshment table after donating blood ... nowadays, cookies and nuts come in plastic bags that can be very difficult to open.

Today, as was 50 years ago, only 3% of those qualified to donate blood do donate. And, only 30% of first-time donors come back to give a second time. Meanwhile, every two seconds, someone in the United States needs a blood transfusion. Additionally, over the years, the need

for blood has grown due to the increase in more types of surgeries and the number of accidents and other actions requiring blood.

"The world round, a pint is a pound." A person can donate a pint of blood every eight weeks, but back in the 1970s and 1980s, one was limited to five donations a year, then raised to the present six donations. I have been donating a pint of blood regularly and uninterrupted for 51 consecutive years. Recently, I received my "35-gallon" pin, representing 280 pints. On my "bucket list," I would like to donate 365 pints of blood so that I can boast that I have given the equivalent of one pint for every day in a year ... I have calculated that I will only be "93" when I accomplish that goal.

For about 15 years, I have driven my 1946 Ford Woodie wagon in Fourth of July parades, promoting blood donations for the American Red Cross with banners, window flags, manikins, and other props. This year, I will participate in the Lake Forest parade (which will be broadcast "live" on Youtube - and remain available for later viewing).



In 2019, one local TV station began to broadcast the parade. But an earthquake occurred near Ridgecrest, so the station broke away to cover a JPL spokesperson who talked on and on about earthquakes, then a television crew drove out to cover the minimal damage

that occurred. Waiting for the station to return to the parade, one person was overheard to say, "Don't blame me, it wasn't my fault."

Hopefully, a few of the people attending the parade or watching it on TV will consider donating their blood. One of the signs on my Woodie wagon, Old Yeller, states: DONATE BLOOD: It is Red, Right, and You!



Several years ago, I was recognized as the Whole Blood Donor of the Year at a fancy luncheon on the Queen Mary in Long Beach. At that time, it was for 40 years of donating. When I was asked to say a couple of words, I began by praising the M.C. of the luncheon by saying that he had given me the finest introduction that I had ever received ... except for this other time when the M.C. was delayed in traffic, and I was asked to introduce myself ... LOL.



Once, when I sent out an E-Blast to members of a car club to join me, I included a photo of me on the cot, pumping out a pint of blood: One of my buddies enlarged and sharpened the photo,

noticing that the note on a cabinet behind me stated: DIRTY MANICAN. After he hit REPLY ALL, noting the note on the cabinet, he said, "That dirty manican sure looks a lot like Dougger," and then the chatter and abuse began.



There are many organizations besides the Red Cross that will accept your blood. Some offer tickets to movies and Gift Cards.

I'm happy with the snacks and juice after donating my "old school" pint. If you would like to join me sometime, I'd be happy to have you come along, and I'd let you know which cookie is my favorite!



We want to feature your amazing stories in Stroll Niguel Shores. Email or call Dennis.Backer@n2pub.com, (949) 351-1050.



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Olivia Augustine Ackermann
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summer safety tips

By Adam Coughran, President, Safe Kids Inc.

SCHOOL'S OUT, SAFETY IS NOT



Adam Coughran

certain timespan. Also, it's a good idea to enable their location sharing in order to know their location not only as a backup should they forget to check in but if something does go wrong, to know their location. (Location sharing should be restricted to parent or family member devices only)

3. Be aware of digital concerns. Not all safety issues are in the physical world anymore. With so much time being spent online by kids of all ages, what can start as a friend request in an online game can turn into very real danger. Be engaged with who and what kids are doing online. For younger kids, consider turning off chat features, posting ability, or other social tools within games or apps. For older kids, consider installing warning or key logging apps that can alert a parent's device when certain key phrases are sent or received.

While this is by no means an exhaustive list of safety considerations, keeping these simple tips in mind can help families have a fun and safe summer.

Summertime is often a child's best memory growing up: being out of school, going on family trips, and having seemingly endless time to play. For parents, however, this same time can be fraught with concern as they're now responsible for their children the entire day and not just the time before and after school; not to mention, for working parents, there isn't a summer break from work. The pandemic has brought the ability of many to work from home, however, splitting work responsibilities and at-home parenting has proven to be challenging at best. Regardless of the household, what many parents find themselves saying to their kids is, "go play" or some variation thereof, depending on their age.

Sending your kids or teenagers off to "go play" can have some serious safety concerns, especially outside of a parent's watchful eye. Consider the following strategies to have a safe (and fun!) summer:

1. Have kids play in groups of two or more when playing or going outside. This not only helps deter potential predators but also allows fast notification of any injuries or other concerns. From playing in the front yard to going to the mall with friends, this strategy works for kids and teenagers.
2. Good communication and check-ins. Many kids (and almost all teens) have cell phones or other devices that not only provide communication but tracking as well. Have kids get in the habit of checking in on a regular basis either by text, phone call, etc. This could be when they have arrived at a friend's house, when the movie has finished, or in a



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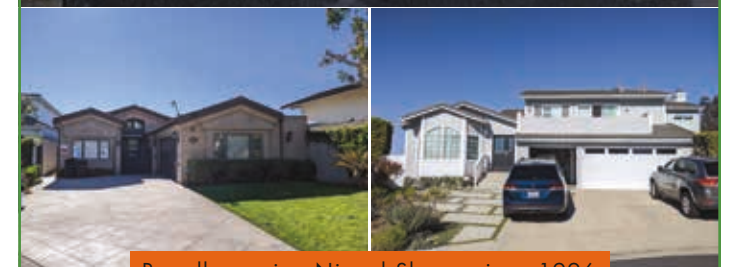
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faces of the future

SYDNEY, JAY, & CAP PEÑA

By Elizabeth McCabe



The children of today are the future of tomorrow. This month, we are honored to feature Sydney, Jay, and Cap Peña, the children of Christian and Courtney Peña. Each child is unique and blazing his or her own trail in life.

“When I grow up, I want to be a history teacher!” says Sydney. This red-haired child is looking forward to going to middle school in the fall. As for Jay, he is going into the fourth grade at Malcolm Elementary and loves Math. Cap shares, “I’ve been going to Monarch Bay Montessori, but I am going to Malcom next year and will be in Kindergarten.” Cap is looking forward to attending a new school.

These three siblings like to listen to music in their free time. Sydney prefers Taylor Swift, while the Beatles is music for Jay’s ears. Cap is still deciding which music he likes best.

One thing that everyone looks forward to is vacationing. Sydney shares, “Our family goes to Lake Winnepesaukee, NH. It’s my favorite place to go.” Cap also likes going to New Hampshire and spending time with his cousins. As for Jay, he prefers skiing in Utah.

Everyone has their own hobbies. Sydney comments, “I like to listen to music, play tennis and hang out with my friends.” Jay says, “I like to hang out with my best friend Tommy, go to the beach, and read books. Cap likes playing outside with his neighbor and cousin, Finn Foulger. “I also love to do art, go to the pool with my sister Sydney and brother Jay,” says Cap.

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local events

Dana Point Chamber of Commerce

Upcoming Events



DANA POINT
CHAMBER of COMMERCE

Thursday, July 21

5:30 p.m.-7:30 p.m.

Chamber Mixer

Your CBD Store Dana Point - 34212 Pacific Coast Highway, Ste. C.

Meet business members in the community and make connections while enjoying libations. Chamber Mixers are held the third Thursday of each month from 5:30-7:30 p.m. at rotating member businesses. <https://business.danapointchamber.com/events/calendar>

Thursday, August 4

11:30 a.m.-1:00 p.m.

Networking at Noon Luncheon

Brio Tuscany Grille - 224050 Camino Del Avion

Promote your business and generate new business leads – all while supporting a local business. Luncheons are held monthly at rotating member restaurants. <https://business.danapointchamber.com/events/calendar>

Thursday, August 18

5:30 p.m.-7:30 p.m.

Chamber Mixer

Residence Inn Marriott - 33711 Camino Capistrano

Meet business members in the community and make connections while enjoying libations. Chamber Mixers are held the third Thursday of each month from 5:30-7:30 p.m. at rotating member businesses. <https://business.danapointchamber.com/events/calendar>

Sunday, August 28

10:00 a.m.-3:00 p.m.

Dana Point Classic Car Show

Del Prado Avenue

FREE for spectators. This event features over 250 classic cars, awards, music, food trucks, vendors, and more. Plus, new this year, spectators can stroll the entire street with alcoholic beverages available for purchase at various beer/wine/spirits gardens and restaurants. <https://www.danapointcarshow.com/>

Thursday, November 24


7:00 a.m.-11:00 a.m.

Dana Point Turkey Trot

Dana Point Harbor

Run the Race Before You Stuff Your Face! This Thanksgiving Day trot has been a beloved Orange County tradition for over four decades and attracts more than 10,000 participants to its 5K, 10K, Combo 15K, Kids 1-mile Gobble Wobble, and two-day Expo. Celebrate our 45th anniversary with us! Since its inception, the Dana Point Turkey Trot has raised more than half a million dollars for local nonprofit organizations. <https://turkeytrot.com/>

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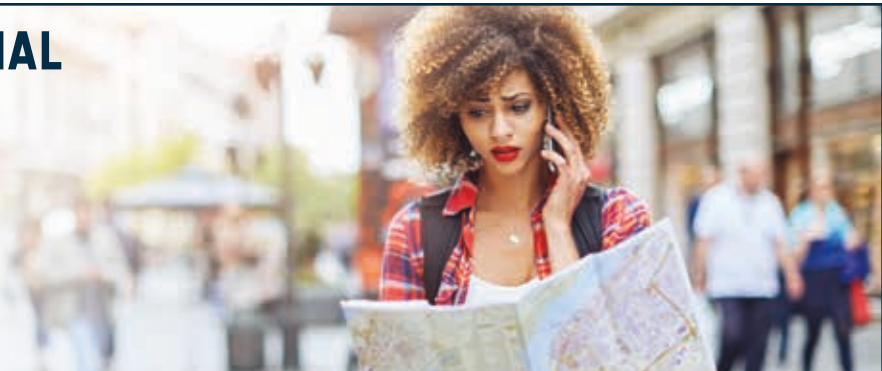
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24191 Vista D Oro	Niguel Shores	\$2,250,000	05/23/22	3	3	2,104
33561 Halyard Dr.	Niguel Shores	\$2,300,000	05/20/22	3	2	1,449
33771 Via Capri	Niguel Shores	\$3,000,000	05/18/22	4	3	2,104
33392 Cockleshell Dr.	Niguel Shores	\$2,800,000	05/16/22	3	2	1,878
33831 Mercator	Niguel Shores	\$4,900,000	05/16/22	3	4	3,154
23802 Cassandra Bay	Niguel Shores	\$2,255,000	05/13/22	4	2	1,867
23842 Marmara Bay	Niguel Shores	\$2,050,000	05/06/22	3	2	1,589
33651 Brigantine Dr.	Niguel Shores	\$2,950,000	05/05/22	3	2	2,143
33355 Gelidum Cir	Niguel Shores	\$2,600,000	04/28/22	4	2	2,177
33525 Binnacle Drive	Niguel Shores	\$2,325,000	04/15/22	3	2	1,699
33541 Moonsail Dr.	Niguel Shores	\$1,800,000	04/13/22	3	2.5	1,594
23812 Cassandra Bay	Niguel Shores	\$2,225,000	04/04/22	3	2	1,344
23512 Seaward Isle	Niguel Shores	\$8,350,000	03/31/22	5	7.5	6,097
23702 Colima Bay	Niguel Shores	\$2,900,000	03/31/22	3	2	1,867
33711 Cabrillo Isle	Niguel Shores	\$7,000,000	03/21/22	4	6.5	7,119
33382 Spindle Cir	Niguel Shores	\$2,995,000	03/25/22	3	3	2,252
33951 Nauticus Isle	Niguel Shores	\$4,400,000	03/04/22	3	2	1,830
23671 Tampico Bay	Niguel Shores	\$2,325,000	02/10/22	3	2	1,404

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