

# \$1,799,000 - 1413 Branta, Carlsbad

MLS® #250026370SD

---

## \$1,799,000

4 Bedroom, 3.00 Bathroom, 2,818 sqft

Residential on 0 Acres

Aviara, Carlsbad,

Beautiful property located in the highly sought after Cantata neighborhood. Just a short stroll to Batiquitos Lagoon, enjoy the trails and proximity to Aviara Golf Course. Close to Award Winning Aviara Oaks Elementary and Middle Schools. Enjoy the coastal lifestyle and the amazing Carlsbad Beaches. Downstairs bedroom features a Murphy bed, allowing for optional office/guest room. Upstairs Primary suite and three additional bedrooms/second bathroom. Private and tranquil rear yard with plenty of room to add a pool.



Built in 1996

## Essential Information

MLS® #	250026370SD
Price	\$1,799,000
Bedrooms	4
Bathrooms	3.00
Full Baths	3
Square Footage	2,818
Acres	0.00
Year Built	1996
Type	Residential
Sub-Type	Single Family Residence
Status	Closed
Listing Agent	Roderick Dargie
Listing Office	Phillips & Company The J.R. Phillips Group, Inc.

## Community Information

Address	1413 Branta
Area	92011 - Carlsbad
Subdivision	Aviara
City	Carlsbad
County	San Diego
Zip Code	92011

### **Amenities**

Parking Spaces	6
Parking	Concrete
# of Garages	3
Garages	Concrete
Pool	None

### **Exterior**

Exterior	Stucco
Construction	Stucco

### **Interior**

Interior Features	Bedroom on Main Level
Appliances	Built-In Range, Dishwasher, Disposal, Microwave, Electric Range, Gas Range, Range Hood, Refrigerator
Heating	Forced Air, Natural Gas
Cooling	Central Air
# of Stories	2
Stories	Two

### **Additional Information**

Date Listed	May 1st, 2025
Days on Market	6
Short Sale	N
RE / Bank Owned	N

Based on information from California Regional Multiple Listing Service, Inc. as of December 24th, 2025 at 1:50pm PST. 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.