

\$5,995,000 - 606 Avenida Victoria, San Clemente

MLS® #LG25123191

\$5,995,000

5 Bedroom, 4.00 Bathroom, 2,984 sqft
Residential on 0 Acres

/, San Clemente,

Recently updated, 606 Avenida Victoria, San Clemente - The Oceanfront Hacienda. Step into a piece of history with this extraordinary Spanish villa, a historic property built in 1929 by San Clemente's visionary founder, Ole Hanson. Perfectly embodying his dream of a "Spanish Village by the Sea," this architectural masterpiece offers breathtaking oceanfront living in an iconic location directly across from the San Clemente Pier. This timeless villa showcases stunning Spanish architectural elements, including hand-hewn wooden beams, intricate Spanish tile floors, stucco and plaster walls, and brick fireplaces. The home's elegant design and craftsmanship are evident in every detail. With five ocean-view bedrooms, four full kitchens, four living rooms, and ocean-view patios - including a large oceanfront patio - this property offers a versatile layout perfect for comfortable living, entertaining, or income potential. An attached two-car garage adds to its practicality.

Originally built as a single-family residence and the only oceanfront SFR in the Pier Bowl, the property was converted to a legal non-conforming fourplex in the 1960s. It offers incredible flexibility as a single-family home, a fourplex, or a mixed-use property.

The Oceanfront Hacienda is a Mills Act property, providing significant tax benefits while preserving its historical charm. The current owners have meticulously restored the property to maintain its original elegance while



accommodating modern needs. With vacation rental potential, this home is also an entertainer’s dream, featuring patios perfect for dining, lounging, and enjoying panoramic views of the ocean, Catalina Island, and the San Clemente Pier.

This property represents more than a home - it is a legacy of San Clemente’s heritage and a reflection of Ole Hanson’s vision. From its serene grassy courtyard to its stunning ocean views, the villa invites you to experience timeless coastal living. Don’t miss this rare opportunity to own a piece of San Clemente’s storied history.

Built in 1929

Essential Information

MLS® #	LG25123191
Price	\$5,995,000
Bedrooms	5
Bathrooms	4.00
Full Baths	3
Square Footage	2,984
Acres	0.20
Year Built	1929
Type	Residential
Sub-Type	Single Family Residence
Style	Spanish
Status	Closed
Listing Agent	Shauna Covington
Listing Office	Berkshire Hathaway HomeServices California Properties

Community Information

Address	606 Avenida Victoria
Area	SC - San Clemente Central
Subdivision	/
City	San Clemente
County	Orange
Zip Code	92672

Amenities

Utilities	Cable Available, Electricity Connected, Natural Gas Connected, Phone Available, Sewer Connected, Water Connected
Parking Spaces	2
Parking	Garage
# of Garages	2
Garages	Garage
View	Panoramic, Catalina, Coastline, Ocean, Pier, Water
Waterfront	Across the Road from Lake/Ocean, Beach Access, Across the Road Water Frontage, Beach Front, Ocean Front, Ocean Side Of Freeway, Ocean Side Of Highway
Pool	None

Exterior

Exterior	Plaster
Exterior Features	Fire Pit
Lot Description	Garden, Landscaped, Rectangular Lot, Sprinkler System, Near Public Transit
Roof	Spanish Tile
Construction	Plaster

Interior

Interior	Tile, Wood
Interior Features	Beamed Ceilings, Balcony, Separate/Formal Dining Room, Eat-in Kitchen, Multiple Staircases, Bedroom on Main Level, Primary Suite
Appliances	Dishwasher, Gas Cooktop, Disposal, Gas Oven, Gas Range, Microwave, Refrigerator
Heating	Central, Fireplace(s)
Cooling	None
Fireplace	Yes
Fireplaces	Living Room, Outside, Wood Burning
# of Stories	3
Stories	Three Or More

School Information

District	Capistrano Unified
----------	--------------------

Additional Information

Date Listed	June 2nd, 2025
Days on Market	15
Short Sale	N

RE / Bank Owned N

Based on information from California Regional Multiple Listing Service, Inc. as of December 28th, 2025 at 2:35pm 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.