

# \$6,300 - 303 Avenida Salvador, San Clemente

MLS® #LG25141344

**\$6,300**

3 Bedroom, 3.00 Bathroom, 1,962 sqft

Residential Lease on 0 Acres

N/A, San Clemente,

WILL CONSIDER PETS!! Perched in the hills in one of San Clemente's most prestigious neighborhoods, this single-level home offers panoramic ocean and mountain views to Catalina Island and Dana Point Harbor. Private and secluded, the

home's advantaged position backs to a canyon with no rear neighbors to obstruct your views. Arrive to an

oversized two-car garage with EV charging, solar system, extensive storage, and additional side parking with an extra-large 9.5x60-foot RV, additional cars or boat storage area. A private gate leads to your exterior landscaped grounds. Inside, discover nearly 2,000 square feet of open and flowing spaces with new paint and carpet, all thoughtfully designed to maximize natural light and showcase dramatic views.

The front living/dining area is surrounded by bay windows overlooking the ocean. The kitchen features generous storage and prep space with a center island, 5-burner range, Miele dishwasher, custom bakery oven, and new 48" fridge, joined by a spacious family room with a gas fireplace and a wall of built-ins. The home's private quarters include three bedrooms, plus a den/office, two full bathrooms, and one half bath. Laundry features new LG washer and dryer, both the living room and primary suite have upgraded sliding doors that open to exterior living



spaces. Outside, a private oasis awaits with sweeping mountain vistas and an expansive rear deck with ocean views. Designed for relaxation and entertaining, the backyard includes a jacuzzi, shaded canopy area, tool shed, and a built-in outdoor kitchen with gas BBQ station, prep space, and refrigerator. Professional landscaping and jacuzzi maintenance included. Perfectly located just minutes from San Clemente's historic village, this home is close to beaches, local shopping, hiking trails, tennis and golf clubs, and offers easy access throughout Southern California, conveniently positioned halfway between Los Angeles and San Diego. Enjoy comfort, privacy, and breathtaking views in this hilltop coastal retreat.

Built in 1964

## Essential Information

MLS® #	LG25141344
Price	\$6,300
Bedrooms	3
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,962
Acres	0.33
Year Built	1964
Type	Residential Lease
Sub-Type	Single Family Residence
Style	Cottage
Status	Closed
Listing Agent	Andy Stavros
Listing Office	DOUGLAS ELLIMAN OF CALIFORNIA, INC.

## Community Information

Address	303 Avenida Salvador
Area	699 - Not Defined
Subdivision	N/A
City	San Clemente
County	Orange
Zip Code	92672

## Amenities

Utilities	Gardener, See Remarks
Parking Spaces	2
Parking	Carport, Direct Access, Driveway, Garage, Private
# of Garages	2
Garages	Carport, Direct Access, Driveway, Garage, Private
View	City Lights, Hills, Neighborhood, Peek-A-Boo, Canyon, Coastline, Ocean, Panoramic
Pool	None
Security	Carbon Monoxide Detector(s)

## Exterior

Exterior Features	Barbecue, Fire Pit, Lighting
Lot Description	ZeroToOneUnitAcre, Back Yard, Front Yard, Landscaped, Sprinkler System, Yard, Garden
Windows	Drapes, Blinds

## Interior

Interior	Carpet, Wood
Interior Features	Breakfast Area, Ceiling Fan(s), Open Floorplan, Unfurnished, All Bedrooms Down, Bedroom on Main Level, Main Level Primary, Breakfast Bar
Appliances	Built-In Range, Dishwasher, Gas Oven, Refrigerator, Range Hood, Dryer, Washer, Barbecue
Heating	Central, Fireplace(s)
Cooling	Central Air
Fireplace	Yes
Fireplaces	Family Room
# of Stories	1
Stories	One

## School Information

District	Capistrano Unified
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Elementary	Concordia
Middle	Shorecliff
High	San Clemente

## Additional Information

Date Listed	June 24th, 2025
Days on Market	29
Short Sale	N
RE / Bank Owned	N

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