

# \$997,000 - 10694 Esmeraldas Drive, San Diego

MLS® #ND25078420

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## \$997,000

3 Bedroom, 2.00 Bathroom, 1,625 sqft  
Residential on 0 Acres

Tierrasanta, San Diego,

Welcome to this beautifully upgraded home in the sought-after Villa Portofino community, nestled in the heart of Tierrasanta. Featuring 3 bedrooms, 2 baths, and a versatile bonus room, this 1,625 SF home has been lovingly maintained and tastefully remodeled by owners with an impeccable eye for detail.

Powered by owned solar, this home redefines "turnkey." Step inside to discover a stunning kitchen complete with granite countertops, brand new stainless steel appliances, and maple cabinetry. The open and functional floor plan offers all three bedrooms upstairs—including a serene primary suite—while the bonus room downstairs provides the perfect tucked-away space for a home office, studio, or guest room.

The living space flows effortlessly into a private, wraparound yard that features three separate patios, ideal for entertaining or relaxing in your own peaceful outdoor retreat. The owners have completed a long list of thoughtful updates, too, including a new roof in 2017, a downstairs bathroom remodel in 2018, followed by the installation of owned solar. New fencing and synthetic turf followed, and in 2021, major systems were updated including new heating and air-conditioning, a tankless water heater, and Lifeproof vinyl plank flooring. The permitted bonus room addition was completed in 2022, and in 2023 the primary bathroom was remodeled and an EV charger



was installed.

What makes this home even more exciting is the incredible opportunity it presents to own a single-family residence in one of San Diego's most beloved communities for under \$1 million—without sacrificing any of the upgrades or comforts you'd expect one might lose at a lower price point. It's truly the best of both worlds. From the sleek new kitchen appliances to the long-term savings offered by owned solar, this home delivers on both style and substance. Touring this home, you can't help but notice the pride of ownership and meticulous care that has gone into every inch of it.

Beyond the home itself, Villa Portofino offers a fantastic lifestyle. Residents enjoy access to a community pool and spa, clubhouse, expansive green park, tennis and basketball courts—all just minutes from shopping, dining, and top-rated schools. This is more than just a move-in ready home—it's a rare opportunity to enjoy the perfect blend of thoughtful upgrades, tasteful style, and a welcoming neighborhood. Come see for yourself!

Built in 1972

### **Essential Information**

MLS® #	ND25078420
Price	\$997,000
Bedrooms	3
Bathrooms	2.00
Full Baths	1
Half Baths	1
Square Footage	1,625
Acres	0.07
Year Built	1972

Type	Residential
Sub-Type	Single Family Residence
Status	Closed
Listing Agent	Brent Humpherys
Listing Office	Humpherys Homes & Estates

### **Community Information**

Address	10694 Esmeraldas Drive
Area	92124 - Tierrasanta
Subdivision	Tierrasanta
City	San Diego
County	San Diego
Zip Code	92124

### **Amenities**

Amenities	Clubhouse, Pool, Spa/Hot Tub, Tennis Court(s)
Utilities	Cable Available
Parking	Assigned, Concrete, Carport, Paved
Garages	Assigned, Concrete, Carport, Paved
View	Neighborhood
Has Pool	Yes
Pool	Community, Association

### **Exterior**

Lot Description	Near Public Transit
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### **Interior**

Interior	Tile
Interior Features	Breakfast Bar, Separate/Formal Dining Room, Granite Counters, Recessed Lighting, All Bedrooms Up
Appliances	Refrigerator
Heating	Forced Air
Cooling	Central Air
Fireplace	Yes
Fireplaces	Family Room
# of Stories	2
Stories	Two

### **School Information**

District

San Diego Unified

**Additional Information**

Date Listed April 9th, 2025

Days on Market 5

Zoning RM-1-1

Short Sale N

RE / Bank Owned N

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