

# \$1,400,000 - 12526 Montellano, San Diego

MLS® #NDP2503631

## \$1,400,000

3 Bedroom, 2.00 Bathroom, 1,218 sqft  
Residential on 0 Acres

N/A, San Diego,

Welcome Home to Comfort and Convenience in Carmel Valley! This charming single-story residence features three spacious bedrooms and two full bathrooms, offering over 1,200 square feet of thoughtfully designed living space. You'll love the bright, open-concept kitchen with ample storage, sleek stainless steel appliances, and abundant natural light filling the home. The private backyard is a peaceful retreat – perfect for morning coffee, evening gatherings, or a safe space for little ones and pets to play. Enjoy the freedom of no HOA or Mello-Roos fees and convenient access to top-rated local schools, shopping, parks, restaurants, and major freeways. This home is located within the award-winning Del Mar Union School District and San Dieguito Union High School District, with access to Torrey Pines High School and Canyon Crest Academy. Whether you're a first-time buyer or looking to downsize in style, this delightful home offers comfort, privacy, and an unbeatable location – all at an incredible value.



Built in 1985

### Essential Information

MLS® #	NDP2503631
Price	\$1,400,000
Bedrooms	3
Bathrooms	2.00

Full Baths	2
Square Footage	1,218
Acres	0.08
Year Built	1985
Type	Residential
Sub-Type	Single Family Residence
Status	Closed
Listing Agent	Danielle Negroni
Listing Office	Coastal Premier Properties

## Community Information

Address	12526 Montellano
Area	92130 - Carmel Valley
Subdivision	N/A
City	San Diego
County	San Diego
Zip Code	92130

## Amenities

Parking Spaces	2
# of Garages	2
View	Neighborhood
Pool	None

## Exterior

Lot Description	Back Yard, Front Yard, Landscaped
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## Interior

Interior Features	Bedroom on Main Level, Main Level Primary
Cooling	Central Air
Fireplace	Yes
Fireplaces	Family Room
# of Stories	1
Stories	One

## School Information

District	San Dieguito Union
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## Additional Information

Date Listed	March 26th, 2025
Zoning	R-1, SFR
Short Sale	N
RE / Bank Owned	N

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