

\$2,095,000 - 6640 Curlew Terrace, Carlsbad

MLS® #NDP2504156

\$2,095,000

4 Bedroom, 3.00 Bathroom, 2,283 sqft
Residential on 0 Acres

N/A, Carlsbad,

Nestled in the highly desirable community of Aviara, this beautifully remodeled single-story Mediterranean-style home offers the perfect blend of elegance, comfort, and functionality. Boasting approximately 2,300 square feet, the main residence features 4 bedrooms and 3 bathrooms, including a prepped-for ADU (Accessory Dwelling Unit) that could potentially provide excellent income. The home sits on a generous lot and showcases exceptional curb appeal with extensive hardscape, mature tropical landscaping—including Kentia and King palms—and a clay tile roof replaced in 2019. The exterior also features a 7.5kw fully owned solar system (installed in 2019), block walls, paver walkways, driveway extension, and a thoughtfully designed Lanai-like outdoor living area complete with built-in BBQ, stove, fridge, sink, and palapa bar. Raised planter boxes offer space to grow your own vegetables and herbs, to enhance your farm to table experience. The automatic irrigation and drip systems ensure low water usage and easy maintenance. Inside, you'll find a custom remodeled interior rich in high-end finishes. Solid teak entry doors, travertine flooring and baseboards, and Milgard windows (installed in 2015) create a seamless, elegant aesthetic. High vaulted ceilings and an open-concept layout allow for abundant natural light throughout. The gourmet kitchen is a chef's dream, outfitted with premium appliances including a Wolf stove with stainless steel hood, Sub-Zero



refrigerator, Bosch dishwasher, Viking warming drawer, and built-in microwave. A large island anchors the space, surrounded by solid wood, custom Jatoba cabinetry with soft-close drawers. Rainforest stone countertops and a solid granite farmhouse sink elevate the space even further— as well as the raised windows above the sink flood that— kitchen with light. The living and dining rooms feature 12-foot ceilings, a large ceiling fan, a cozy dual-sided fireplace, and custom built-in cabinetry, offering both sophistication and practicality. The alternate side of the fireplace warms the adjacent family room, which includes a vaulted ceiling, entertainment center, and additional built-in wood cabinetry with stone counters. The luxurious primary suite is a peaceful retreat with a spacious walk-in closet complete with custom built-ins and stone counter, a large ensuite bathroom with double sinks, a full soaking tub, a custom-tiled walk-in shower with a seat, and a double-hung rain glass window that provides natural light. The guest bathroom is equally refined— enjoying a recent remodel with— custom cabinetry,— marble mosaic— tile work, countertops, and a custom mirror. Bedrooms two and three are generously sized with wood flooring and were freshly painted. The versatile fourth bedroom— is currently— incorporated into the main home— but could be— converted to an ADU (pre-prepped with plumbing and separate entrance), which has been thoughtfully designed for privacy and sound reduction with additional insulation. This exceptional home comes with a host of additional upgrades that enhance both functionality and peace of mind. The central air conditioning and heating system was replaced in 2018 and includes new regulators for optimal efficiency. In 2019, a state-of-the-art whole-house HALO water treatment system was installed, along with a full replacement of the home—€™s plumbing

using high-quality, USA-made copper pipes. Electrical service was upgraded to a 200-amp panel in 2021, providing ample power for modern living. Thoughtful aesthetic touches include custom Bali window coverings, as well as beautifully crafted sash and ledges that complement the home's refined interior. High-end Anderson wood sliding doors offer seamless transitions from the living spaces to the lanai and patio, enhancing the home's indoor-outdoor flow. Located within the sought-after Aviara School District, the home is ideally positioned approximately 2 miles from Carlsbad State Beach and just a half mile from the Aviara Resort.

Built in 1997

Essential Information

| | |
|----------------|--------------------------|
| MLS® # | NDP2504156 |
| Price | \$2,095,000 |
| Bedrooms | 4 |
| Bathrooms | 3.00 |
| Full Baths | 3 |
| Square Footage | 2,283 |
| Acres | 0.20 |
| Year Built | 1997 |
| Type | Residential |
| Sub-Type | Single Family Residence |
| Style | Mediterranean |
| Status | Closed |
| Listing Agent | Kelly Pottorff |
| Listing Office | Willis Allen Real Estate |

Community Information

| | |
|-------------|---------------------|
| Address | 6640 Curlew Terrace |
| Area | 92011 - Carlsbad |
| Subdivision | N/A |
| City | Carlsbad |
| County | San Diego |

Zip Code 92011

Amenities

| | |
|----------------|---|
| Amenities | Other |
| Utilities | Cable Connected, Electricity Connected |
| Parking Spaces | 8 |
| Parking | Driveway, Garage, Garage Door Opener, Concrete, Door-Single, Off Street |
| # of Garages | 2 |
| Garages | Driveway, Garage, Garage Door Opener, Concrete, Door-Single, Off Street |
| View | None |
| Pool | None |
| Security | Security System |

Exterior

| | |
|-----------------|--------------------------------------|
| Exterior | Stucco |
| Lot Description | ZeroToOneUnitAcre |
| Windows | Blinds, Plantation Shutters, Screens |
| Roof | Tile |
| Construction | Stucco |
| Foundation | Concrete Perimeter |

Interior

| | |
|-------------------|---|
| Interior | Stone |
| Interior Features | Breakfast Bar, Separate/Formal Dining Room, Granite Counters, Storage, All Bedrooms Down, Bedroom on Main Level, Main Level Primary, Walk-In Closet(s), Recessed Lighting |
| Appliances | Built-In Range, Dishwasher, Disposal, Microwave, Refrigerator, Range Hood, Water Heater, Barbecue, Built-In, Water Softener |
| Heating | Central, Forced Air, Fireplace(s), Natural Gas |
| Cooling | Central Air |
| Fireplace | Yes |
| Fireplaces | Family Room, Gas Starter, Living Room, Multi-Sided, See Through |
| # of Stories | 1 |
| Stories | One |

School Information

| | |
|------------|------------------|
| District | Carlsbad Unified |
| Elementary | Aviara Oaks |
| Middle | Aviara Oaks |

Carlsbad

| | |
|-----------------|------------------|
| Date Listed | March 17th, 2025 |
| Days on Market | 7 |
| Zoning | R1 Single Family |
| Short Sale | N |
| RE / Bank Owned | N |

Based on information from California Regional Multiple Listing Service, Inc. as of December 31st, 2025 at 11:25am 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.