

\$14,395,000 - 45 Beach View Avenue, Dana Point

MLS® #NP23167491

\$14,395,000

5 Bedroom, 6.00 Bathroom, 6,307 sqft

Residential on 0 Acres

The Strand at Headlands (STRN), Dana Point,

Spectacular whitewater views and Pacific Ocean panoramas are destined to embellish your lifestyle at this custom Santa Barbara-inspired home at Monarch Beach®'s guard-gated The Strand at Headlands enclave in Dana Point. Enjoying the coveted lower Strand location, the luxurious residence reflects outstanding craftsmanship and enduring luxury throughout its nearly 6,307 square feet. Five bedrooms and four-and-two-half-baths provide private escapes for residents and guests alike, with the fifth bedroom offering the option of being used as a large bonus room with built-in cabinetry. Relax by the fire in your primary suite as waves crest and break on Strand Beach, take in the sublime views from the suite's heated balcony, and pamper yourself in its spa-caliber bath. Powered by state-of-the-art solar panels, the home displays a formal foyer, stone and hardwood flooring throughout, high ceilings, custom lighting fixtures, a dramatic curved staircase, and formal living and dining rooms for firstclass entertaining. Share fun times in a generous family room that opens to a custom kitchen complete with a breakfast nook and Wolf and SubZero appliances. Extra storage and 2 EV chargers are featured in an attached three-car garage, the laundry room is located on the second level, and a handsome office is revealed on the main floor. Overlooking the ocean, coastline and colorful sunsets, the backyard takes outdoor enjoyment to



impressive new heights. A heated loggia opens to a pool and spa, and further amenities include a BBQ with built-in seating, an open-air fireplace, a fountain and outdoor shower. The private cul-de-sac has the fewest number homes than any other single-loaded street in the community and is close to the Strand Beach funicular. The Strand amenities include a beach club, 70 acres of parks, and scenic trails. The Ritz-Carlton Resort, Dana Point Harbor, Laguna Beach, golf, top-tier schools and more are mere moments from home at The Strand.

Built in 2013

Essential Information

MLS® #	NP23167491
Price	\$14,395,000
Bedrooms	5
Bathrooms	6.00
Full Baths	5
Half Baths	1
Square Footage	6,307
Acres	0.23
Year Built	2013
Type	Residential
Sub-Type	Single Family Residence
Status	Closed
Listing Agent	Tim Smith
Listing Office	Coldwell Banker Realty

Community Information

Address	45 Beach View Avenue
Area	MB - Monarch Beach
Subdivision	The Strand at Headlands (STRN)
City	Dana Point
County	Orange
Zip Code	92629

Amenities

Amenities	Clubhouse, Controlled Access, Fitness Center, Management, Pool, Spa/Hot Tub
Parking Spaces	3
Parking	Direct Access, Door-Multi, Garage, Garage Faces Front
# of Garages	3
Garages	Direct Access, Door-Multi, Garage, Garage Faces Front
View	Ocean, Panoramic, Water
Waterfront	Ocean Access, Ocean Side Of Freeway, Ocean Side Of Highway
Has Pool	Yes
Pool	Association, In Ground, Private
Security	Gated Community, Gated with Attendant

Exterior

Exterior Features	Barbecue, Lighting
Lot Description	Back Yard, Cul-De-Sac, Landscaped, Lawn
Windows	Custom Covering(s), Skylight(s)

Interior

Interior	Stone, Wood
Interior Features	Balcony, Beamed Ceilings, Built-in Features, Ceiling Fan(s), Crown Molding, Entrance Foyer, Living Room Deck Attached, Pantry, Recessed Lighting, Walk-In Closet(s), Walk-In Pantry
Appliances	Freezer, Gas Cooktop, Range Hood, Refrigerator
Heating	Forced Air
Cooling	Central Air
Fireplace	Yes
Fireplaces	Great Room, Living Room, Primary Bedroom
# of Stories	2
Stories	Two

School Information

District	Capistrano Unified
Elementary	Henry
Middle	Marco Forester
High	Dana Hills

Additional Information

Date Listed	September 15th, 2023
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Days on Market 84

Short Sale N

RE / Bank Owned N

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