

\$1,195,000 - 2925 Arreos, San Clemente

MLS® #OC23051858

\$1,195,000

3 Bedroom, 2.00 Bathroom, 1,242 sqft
Residential on 0 Acres

Rimrock (RIM), San Clemente,

This beautifully remodeled single story home is one of a kind. Living area has been opened up to create a "great room" style, open to completely upgraded and re-imagined kitchen graced with abundant high quality custom cabinetry, along with large kitchen peninsula, seating for 4. Additionally, another kitchen island with large sink, R/O water system, dishwasher, disposal, work area and more seating for 4. Plus additional sink area with disposal. Has huge Bosch built-in refrigerator/freezer and Dacor 6 burner (2 burners high BTU), 2 convection ovens and gorgeous high BTU matching hood. Kitchen flooring is gorgeous natural stone. 2 Anderson sliding glass doors creating wall of glass, lead from kitchen to outside back yard area. Living room has wood burning fireplace with TV mount/HDMI Cat 5 cable located above fireplace. Living room and hallway floors are authentic red oak wood. Inset ceiling lights plus surround sound inset speakers. Crown molding throughout. Master bath completely re-done with custom stone, new shower, new custom sinks and toilets, solid core pocket door. Has newer HVAC (furnace and A/C). Private back yard has pool/spa. Large RV parking along side of house. Has 10 x 10 INSULATED Tuff Shed which encloses pool equipment and has built in shelving for storage. Surveillance cameras front/back. This home has decorative trees plus several types of fruit trees and areas of greenery to make it feel like an oasis. Located in a cul-de-sac. No



Mello Roos and low HOA. Many more extras.

Built in 1985

Essential Information

MLS® #	OC23051858
Price	\$1,195,000
Bedrooms	3
Bathrooms	2.00
Full Baths	2
Square Footage	1,242
Acres	0.19
Year Built	1985
Type	Residential
Sub-Type	Single Family Residence
Status	Closed
Listing Agent	Carol Stocks
Listing Office	HomeSmart, Evergreen Realty

Community Information

Address	2925 Arreos
Area	FR - Forster Ranch
Subdivision	Rimrock (RIM)
City	San Clemente
County	Orange
Zip Code	92673

Amenities

Amenities	Other
Utilities	Cable Available, Cable Connected, Electricity Available, Electricity Connected, Natural Gas Available, Natural Gas Connected, Sewer Available, Sewer Connected, Underground Utilities, Water Available, Water Connected
Parking Spaces	2
Parking	Direct Access, Driveway, Garage Faces Front, Garage, Garage Door Opener
# of Garages	2
Garages	Direct Access, Driveway, Garage Faces Front, Garage, Garage Door Opener
View	Hills
Has Pool	Yes

Pool	In Ground, Private
Security	Carbon Monoxide Detector(s), Fire Sprinkler System, Smoke Detector(s)

Exterior

Exterior	Stucco
Lot Description	Back Yard, Cul-De-Sac, Front Yard, Garden, Lawn, Landscaped, Sprinkler System, Yard
Roof	Tile
Construction	Stucco
Foundation	Slab

Interior

Interior	Carpet, Stone, Tile, Wood
Interior Features	Ceiling Fan(s), Granite Counters, High Ceilings, Open Floorplan, Storage, All Bedrooms Down, Bedroom on Main Level, Main Level Primary
Appliances	6 Burner Stove, Convection Oven, Double Oven, Dishwasher, Disposal, Gas Range, Gas Water Heater, Refrigerator, Range Hood, Vented Exhaust Fan
Heating	Central, Forced Air, Natural Gas
Cooling	Central Air, Whole House Fan, Attic Fan
Fireplace	Yes
Fireplaces	Great Room, Living Room, Wood Burning
# of Stories	1
Stories	One

School Information

District	Capistrano Unified
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Additional Information

Date Listed	March 29th, 2023
Days on Market	4
Short Sale	N
RE / Bank Owned	N

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