

# \$5,995 - 34801 Calle Del Sol, Dana Point

MLS® #OC23097329

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**\$5,995**

4 Bedroom, 3.00 Bathroom, 2,198 sqft

Residential Lease on 0 Acres

Palisades (PS), Dana Point,

Located on the ocean side of the 5 freeway within the highly desirable Palisades area of Capistrano Beach is a move in ready home. The 4 bedroom (2 bedrooms up & 2 bedrooms down), 3 bath, 2,198 square foot home is only 2 blocks from Pines Park, a short .6 miles to the beach and positioned on a quiet street. Situated on a 6,670 square foot lot the spacious front lawn, rear and side yard areas provide ample room for entertaining your loved ones and guests. An attached 2 car garage, oversized driveway and additional gated parking large enough to store your boat, trailer, or camper is an added bonus. The main level features a downstairs primary bedroom with ensuite bath, an additional bedroom, living room with a cozy fireplace as well as an open concept great room that connects the kitchen with the family room and dining area. Sliding glass doors connect the great room to the back and side yards to create an easy transition between indoor and outdoor living. There Upstairs are an additional two bedrooms, one with peak a boo ocean view as well as one bathroom. The well maintained home has a new roof, LED lighting throughout its interior, new exterior lighting fixtures, ceiling fans, kitchen skylight, new 5 burner stove with convection oven. Additional amenities include an above ground spa in the backyard, rooms that are wired for internet/cable, baseboards, dual paned windows, newer flooring throughout, a wifi thermostat with AC both upstairs and downstairs. The home's turn key



condition, convenient location to Doheny Beach, Dana Point Harbor, Salt Creek, Strands, San Clemente and shopping is a hard to find combination. Come see it before it's gone!

Built in 1959

## Essential Information

|                |                                   |
|----------------|-----------------------------------|
| MLS® #         | OC23097329                        |
| Price          | \$5,995                           |
| Bedrooms       | 4                                 |
| Bathrooms      | 3.00                              |
| Full Baths     | 3                                 |
| Square Footage | 2,198                             |
| Acres          | 0.15                              |
| Year Built     | 1959                              |
| Type           | Residential Lease                 |
| Sub-Type       | Single Family Residence           |
| Status         | Closed                            |
| Listing Agent  | Colin Farris                      |
| Listing Office | Keller Williams OC Coastal Realty |

## Community Information

|             |                       |
|-------------|-----------------------|
| Address     | 34801 Calle Del Sol   |
| Area        | CB - Capistrano Beach |
| Subdivision | Palisades (PS)        |
| City        | Dana Point            |
| County      | Orange                |
| Zip Code    | 92624                 |

## Amenities

|                |  |
|----------------|--|
| Utilities      | Cable Available, Electricity Connected, Natural Gas Connected, Phone Available, Sewer Connected, Water Connected, None |
| Parking Spaces | 6  |
| Parking        | Boat, Concrete, Direct Access, Door-Single, Driveway, Garage, RV Potential, See Remarks                                |
| # of Garages   | 2  |
| Garages        | Boat, Concrete, Direct Access, Door-Single, Driveway, Garage, RV Potential,  |

|            |  |
|------------|--|
|            | See Remarks                                    |
| View       | Neighborhood, Peek-A-Boo                       |
| Waterfront | Ocean Side Of Freeway                          |
| Pool       | None   |
| Security   | Carbon Monoxide Detector(s), Smoke Detector(s) |

## Exterior

|                   |   |
|-------------------|---|
| Exterior Features | Lighting, Rain Gutters  |
| Lot Description   | Back Yard, Drip Irrigation/Bubblers, Front Yard, Sprinklers In Rear, Sprinklers In Front, Irregular Lot, Lawn, Level, Near Park, Sprinklers Timer, Yard |
| Windows           | Blinds, Double Pane Windows, Drapes, Screens  |
| Roof              | Composition   |
| Foundation        | Slab  |

## Interior

|                   |   |
|-------------------|---|
| Interior          | Carpet, Laminate, Vinyl   |
| Interior Features | Built-in Features, Ceiling Fan(s), Cathedral Ceiling(s), Granite Counters, Open Floorplan, Recessed Lighting, Wired for Data, Bedroom on Main Level, Entrance Foyer, Main Level Primary |
| Appliances        | Convection Oven, Dishwasher, Disposal, Gas Range, Vented Exhaust Fan  |
| Heating           | Forced Air  |
| Cooling           | Ductless, Wall/Window Unit(s)   |
| Fireplace         | Yes   |
| Fireplaces        | Family Room   |
| # of Stories      | 2   |
| Stories           | Two   |

## School Information

|          |                    |
|----------|--------------------|
| District | Capistrano Unified |
|----------|--------------------|

## Additional Information

|                 |                |
|-----------------|----------------|
| Date Listed     | July 3rd, 2023 |
| Days on Market  | 61             |
| Short Sale      | N              |
| RE / Bank Owned | N              |

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