

\$2,280,000 - 249 Calle Villario, San Clemente

MLS® #OC23218797

\$2,280,000

3 Bedroom, 2.00 Bathroom, 1,969 sqft
Residential on 0 Acres

Broadmoor (BM), San Clemente,

Set amongst San Clemente's rolling hills, this fully remodeled single-level home provides incredible panoramic ocean views for miles. Remarkable in its elegant coastal modern design and functionality, the home's interior boasts stunning architectural elements throughout the 1,969 SF floor plan featuring three bedrooms and two bathrooms. Resting on a quiet single-loaded cul-de-sac street, enjoy the privacy and tranquility of the home's nearly 11,000 SF corner lot perfectly positioned to admire colorful sunsets and incredible ocean views. The attractive landscaping leads you inside the residence where you are met by a seamless open floor plan cased with La Cantina bifold doors that create the coveted indoor-outdoor lifestyle. The home showcases wide-plank hardwood flooring, stunning new fireplace, light and bright atrium and new double-paned windows throughout. The impressive new kitchen is fitted with an oversized center island with custom oak cabinets, and ample seating perfect for entertaining. Unwind in the stunning primary bedroom which includes vaulted ceilings, expansive windows, custom walk-in closet and a serene en-suite bathroom featuring a dual oak vanity and walk-in shower with floor-to-ceiling tile. In addition, the home was extensively renovated including a new central A/C unit, new furnace, and new plumbing fixtures throughout. Additional highlights include an attached two-car garage with epoxy floors. This elegant turnkey home is



ideally located in the highly sought after Broadmoor neighborhood and itâ€™s central location to world famous beaches, downtown activities, and award winning schools, make this an ideal opportunity to own and experience coastal living that youâ€™ve been looking for.

Built in 1976

Essential Information

| | |
|----------------|-------------------------|
| MLS® # | OC23218797 |
| Price | \$2,280,000 |
| Bedrooms | 3 |
| Bathrooms | 2.00 |
| Full Baths | 2 |
| Square Footage | 1,969 |
| Acres | 0.24 |
| Year Built | 1976 |
| Type | Residential |
| Sub-Type | Single Family Residence |
| Style | Ranch |
| Status | Closed |
| Listing Agent | Oscar Reyes |
| Listing Office | EQ1 Real Estate |

Community Information

| | |
|-------------|---------------------------|
| Address | 249 Calle Villario |
| Area | SC - San Clemente Central |
| Subdivision | Broadmoor (BM) |
| City | San Clemente |
| County | Orange |
| Zip Code | 92672 |

Amenities

| | |
|----------------|---------------------|
| Amenities | Maintenance Grounds |
| Parking Spaces | 2 |
| # of Garages | 2 |
| View | Hills, Ocean |

| | |
|------|------|
| Pool | None |
|------|------|

Exterior

| | |
|-----------------|--|
| Lot Description | 0-1 Unit/Acre, Corner Lot, Sprinkler System, Cul-De-Sac |
| Windows | Atrium, Double Pane Windows, ENERGY STAR Qualified Windows |
| Foundation | Slab |

Interior

| | |
|-------------------|--|
| Interior | Wood |
| Interior Features | High Ceilings, Open Floorplan, Primary Suite, Walk-In Closet(s), Atrium, Built-in Features, Cathedral Ceiling(s) |
| Appliances | Electric Oven, Water Heater, Electric Range |
| Heating | Central |
| Cooling | Central Air |
| Fireplace | Yes |
| Fireplaces | Living Room |
| # of Stories | 1 |
| Stories | One |

School Information

| | |
|------------|--------------------|
| District | Capistrano Unified |
| Elementary | Clarence Lobo |
| Middle | Shorecliff |
| High | San Clemente |

Additional Information

| | |
|-----------------|---------------------|
| Date Listed | November 30th, 2023 |
| Days on Market | 7 |
| Short Sale | N |
| RE / Bank Owned | N |

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