

\$1,640,000 - 33691 Granada Drive # 1, Dana Point

MLS® #OC24001694

\$1,640,000

2 Bedroom, 2.00 Bathroom, 1,986 sqft
Residential on 0 Acres

Dana By The Sea (DA), Dana Point,

Rare opportunity awaits with this coastal townhome boasting incredible panoramic ocean views. Conveniently located near downtown Dana Point and Strands Beach, this residence is a true showcase property, featuring 2 bedrooms, 2 bathrooms, and nearly 2,000 square feet of luxurious living space. Step into the main level, where the living room greets you with expansive ocean views. High ceilings, Anderson French doors and windows, Hickory hardwood floors, and a stone-set fireplace are just a few of the living room's highlights. The living space seamlessly extends to a private deck, perfect for enjoying coastal sunsets while dining al fresco with the soothing touch of ocean breezes. The hardwood floors flow throughout, creating a cohesive open-concept space that combines the kitchen and living areas. The designer kitchen boasts frameless shaker-style cabinets and drawers with soft-close hinges, a Cambria Summerhill Quartz countertop, and a center island with a Hickory butcher block top. Top-of-the-line appliances include a Subzero refrigerator & freezer, Wolf Oven, Wolf Transitional Induction Cooktop, and a built-in wine fridge. Just off the kitchen is a private back patio in close proximity to the pool & spa. On the main level, there's a secondary bedroom also with panoramic ocean views, wall-to-wall mirrored wardrobe doors, and murphy bed. The upper level is dedicated to the primary suite, offering sweeping ocean views throughout. The suite includes a



spacious retreat area perfect for an office or additional sitting. In addition, the master suite includes a very large walk in closet and a spacious en suite bathroom with a Kohler freestanding tub and an beautifully updated walk-in shower. Situated on a single-loaded street with a cul-de-sac. Privacy, exquisite design, and panoramic ocean views are the standout features of this home along with the proximity to downtown restaurants & shops, Dana point harbor, and beautiful beaches. This property is a must see.

Built in 1984

Essential Information

MLS® #	OC24001694
Price	\$1,640,000
Bedrooms	2
Bathrooms	2.00
Full Baths	2
Square Footage	1,986
Acres	0.00
Year Built	1984
Type	Residential
Sub-Type	Townhouse
Style	Cape Cod
Status	Closed
Listing Agent	Gaetano Logrande
Listing Office	Bullock Russell RE Services

Community Information

Address	33691 Granada Drive # 1
Area	DH - Dana Hills
Subdivision	Dana By The Sea (DA)
City	Dana Point
County	Orange
Zip Code	92629

Amenities

Amenities	Clubhouse, Pool, Spa/Hot Tub
Parking Spaces	4
Parking	Garage, Direct Access
# of Garages	2
Garages	Garage, Direct Access
View	Panoramic, Coastline, Ocean, Water
Waterfront	Ocean Side Of Freeway
Has Pool	Yes
Pool	Association

Exterior

Exterior Features	Awning(s)
Lot Description	Zero Lot Line
Windows	Double Pane Windows, French/Mullioned
Foundation	Slab

Interior

Interior	Wood
Interior Features	Ceiling Fan(s), Recessed Lighting, Dressing Area, Primary Suite, Walk-In Closet(s), All Bedrooms Up, Balcony, Living Room Deck Attached, Quartz Counters
Appliances	Dishwasher, Microwave, Refrigerator, Water To Refrigerator, Dryer, Washer, Electric Cooktop, Electric Range, Freezer
Heating	Central
Cooling	None
Fireplace	Yes
Fireplaces	Gas Starter, Living Room, Primary Bedroom
# of Stories	3
Stories	Three Or More

School Information

District	Capistrano Unified
Elementary	R.H. Dana
Middle	Marco Forester
High	Dana Hills

Additional Information

Date Listed	January 3rd, 2024
Days on Market	1

Short Sale N

RE / Bank Owned N

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