

\$1,399,000 - 78 Avenida Cristal, San Clemente

MLS® #OC24009139

\$1,399,000

3 Bedroom, 3.00 Bathroom, 2,527 sqft
Residential on 0 Acres

Carmel (CARM), San Clemente,

Welcome to your spectacular one-of-a-kind turn-key haven in the prestigious Carmel enclave of Talega. This meticulously upgraded 3 bedroom 3 bath home invites you to experience thoughtful enhancements that elevate both functionality and layout, including a flex space for a 4th bedroom or den. This offers an ideal backdrop for grand-scale entertaining and hosting. As you venture inside, the white oak hardwood floors throughout the first floor set the tone for a seamless blend of elegance and practicality. The kitchen boasts stainless steel appliances, an additional beverage refrigerator, quartz countertops, a designer tile backsplash, and a Viking professional range hood. The cabinets adorned with new hardware and soft-closing drawers contribute to the overall turn-key charm. The house systems have been modernized to enhance daily living, featuring a new HVAC system with a high-efficiency heat pump, a tankless gas water heater, and a maintenance-free water purification system. LED lighting with dimmers and new French doors on the first floor add a touch of sophistication, while the remodeled powder room further complements the upgraded interior. Outside revel in the impressive remodel including new concrete and turf, drip irrigation with a timer, and low-voltage lighting that beautifully accentuates the landscaping. A custom steel patio cover with cable rails, canvas panels, matching side curtains, and remote-controlled electric shades creates an



idyllic setting with a natural gas custom stone fire pit completing your outdoor escape. Positioned with picturesque views of the 3rd fairway on the Talega Golf Club, this home stands as an entertainer's dream. Within Carmel, benefit from access to an exclusive community pool and spa overlooking the golf course, while membership to the Talega Association grants a portfolio of amenities including championship golf, multiple swimming complexes, tennis courts, vast hiking trails, parks, and community events. Seize the opportunity to make this thoughtfully upgraded and turn-key residence your own!

Built in 2000

Essential Information

MLS® #	OC24009139
Price	\$1,399,000
Bedrooms	3
Bathrooms	3.00
Full Baths	2
Square Footage	2,527
Acres	0.00
Year Built	2000
Type	Residential
Sub-Type	Condominium
Style	Spanish
Status	Closed
Listing Agent	Jill Livingston
Listing Office	Compass

Community Information

Address	78 Avenida Cristal
Area	TL - Talega
Subdivision	Carmel (CARM)
City	San Clemente
County	Orange
Zip Code	92673

Amenities

Amenities	Clubhouse, Meeting Room, Meeting/Banquet/Party Room, Other Courts, Barbecue, Picnic Area, Pickleball, Pool, Spa/Hot Tub, Tennis Court(s), Trail(s), Game Room, Playground, Sport Court
Utilities	Electricity Connected, Natural Gas Connected, Sewer Connected, Water Connected, Cable Available
Parking Spaces	4
Parking	Direct Access, Door-Single, Garage Faces Front, Garage, Garage Door Opener, Driveway Level, Electric Vehicle Charging Station(s)
# of Garages	2
Garages	Direct Access, Door-Single, Garage Faces Front, Garage, Garage Door Opener, Driveway Level, Electric Vehicle Charging Station(s)
View	Golf Course, Neighborhood, Hills, Panoramic
Has Pool	Yes
Pool	Heated, In Ground, Association
Security	Carbon Monoxide Detector(s), Fire Sprinkler System, Smoke Detector(s)

Exterior

Exterior Features	Awning(s), Lighting, Rain Gutters
Lot Description	Back Yard, Corner Lot, On Golf Course, Sprinkler System, Street Level, Landscaped, Paved
Windows	Double Pane Windows, Screens, Custom Covering(s)
Roof	Spanish Tile

Interior

Interior	Carpet, Stone, Tile, Wood
Interior Features	Balcony, Ceiling Fan(s), Quartz Counters, Recessed Lighting, Storage, Tile Counters, Bedroom on Main Level, Primary Suite, Walk-In Pantry, Walk-In Closet(s), Wired for Sound
Appliances	Dishwasher, Gas Cooktop, Microwave, Range Hood, Vented Exhaust Fan, Water To Refrigerator, Water Heater, Convection Oven, Water Purifier
Heating	Forced Air, Fireplace(s), Heat Pump
Cooling	Central Air
Fireplace	Yes
Fireplaces	Family Room, Gas
# of Stories	2
Stories	Two

School Information

District	Capistrano Unified
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Elementary	Vista Del Mar
Middle	Vista Del Mar
High	San Clemente

Additional Information

Date Listed	January 18th, 2024
Days on Market	5
Short Sale	N
RE / Bank Owned	N

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