

\$1,075,000 - 309 Avenida Adobe, San Clemente

MLS® #OC24030392

\$1,075,000

3 Bedroom, 3.00 Bathroom, 1,468 sqft

Residential on 0 Acres

President Heights I (PH), San Clemente,

Make San Clemente your new home in this fully remodeled three bedroom 2.5 bath home in Presidential Heights. This home has been well maintained and is ready for you to call it home. Private courtyard off the kitchen is a great spot to have morning tea and relax or enjoy outdoor BBQ while entertaining friends. The community has 9 pools and is located near San Clemente municipal Golf course, Vista Bahia Park and the trail that leads to Trestles. Great location within the community with peek-a-boo views of the ocean from two upstairs bedrooms. Luxury vinyl flooring throughout, high vaulted ceilings, Central air and heat, Quartz countertops, ceiling fans, recessed lighting in living room, spacious open floor plan, private courtyard entry, 2 car garage, terra cotta tiled outdoor private patio. All bedrooms upstairs, primary en suite bath, upstairs loft in one bedroom.



Built in 1973

Essential Information

MLS® #	OC24030392
Price	\$1,075,000
Bedrooms	3
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,468
Acres	0.04

Year Built	1973
Type	Residential
Sub-Type	Single Family Residence
Style	Contemporary
Status	Closed
Listing Agent	Rosanne Nitti
Listing Office	Rosanne Marie Nitti

Community Information

Address	309 Avenida Adobe
Area	SE - San Clemente Southeast
Subdivision	President Heights I (PH)
City	San Clemente
County	Orange
Zip Code	92672

Amenities

Amenities	Pool, Maintenance Grounds, Management
Utilities	Sewer Connected, Water Connected, Cable Available, Electricity Available, Natural Gas Available, Phone Available, Sewer Available, Water Available
Parking Spaces	2
Parking	Garage, Door-Single, Garage Door Opener, Garage Faces Front
# of Garages	2
Garages	Garage, Door-Single, Garage Door Opener, Garage Faces Front
View	Neighborhood, Peek-A-Boo
Has Pool	Yes
Pool	Association, Community, Fenced, Heated
Security	Smoke Detector(s)

Exterior

Lot Description	Landscaped, 6-10 Units/Acre
Roof	Composition

Interior

Interior	Vinyl
Interior Features	Cathedral Ceiling(s), High Ceilings, Recessed Lighting, Storage, All Bedrooms Up, Attic, Balcony, Ceiling Fan(s), Loft, Open Floorplan, Quartz Counters
Appliances	Dishwasher, Electric Oven, Microwave, Refrigerator, Water Heater, Dryer, Washer, Convection Oven, Disposal, Electric Range, Freezer, Gas Water

	Heater, Ice Maker, Self Cleaning Oven, Water To Refrigerator
Heating	Central, Fireplace(s), Natural Gas
Cooling	Central Air, Gas
Fireplace	Yes
Fireplaces	Living Room, Gas
# of Stories	2
Stories	Two

School Information

District	Capistrano Unified
High	San Clemente

Additional Information

Date Listed	February 12th, 2024
Days on Market	30
Zoning	R-1
Short Sale	N
RE / Bank Owned	N

Based on information from California Regional Multiple Listing Service, Inc. as of May 9th, 2024 at 10:20am PDT. This information is for your personal, non-commercial use and may not be used for any purpose other than to identify prospective properties you may be interested in purchasing. Display of MLS data is usually deemed reliable but is NOT guaranteed accurate by the MLS. Buyers are responsible for verifying the accuracy of all information and should investigate the data themselves or retain appropriate professionals. Information from sources other than the Listing Agent may have been included in the MLS data. Unless otherwise specified in writing, Broker/Agent has not and will not verify any information obtained from other sources. The Broker/Agent providing the information contained herein may or may not have been the Listing and/or Selling Agent.