

# **\$1,199,000 - 34601 Calle Naranja, Dana Point**

MLS® #OC24038907

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## **\$1,199,000**

2 Bedroom, 2.00 Bathroom, 728 sqft

Residential on 0 Acres

Capistrano Heights (CPH), Dana Point,

Sited on an expansive lot in the highly sought after Capistrano Beach, this exquisitely remodeled home is sure to impress. In extreme detail, this home was updated to the highest caliber having undergone a "to the stud" remodel sparing no expense. New plumbing, electrical, insulation, windows, doors, bathrooms, kitchen and much more. Every square foot was carefully curated for the best use of space including an open floor plan perfect for entertaining. An attractive feature to this property is the detached garage having potential to create an additional usable space privately separated from the main home. Tucked away, the expansive backyard sanctuary with fruit trees and enclosed front yard flow effortlessly through the home and is designed for indoor outdoor living. Timeless features appoint this home having exposed beam tongue and groove wood ceilings, calico quartz countertops throughout with soft-close cabinetry, wall to wall large format tile bathrooms, custom built-ins for convenient storage, an all-too-charming dutch door with large glass lite, large black vinyl windows inviting the outside in, oak-styled luxury vinyl plank flooring, and top of the line appliances make this home stand out. This is a rare opportunity to own a custom-designed home in Capistrano Beach.



Built in 1951

## **Essential Information**

MLS® #	OC24038907
Price	\$1,199,000
Bedrooms	2
Bathrooms	2.00
Full Baths	2
Square Footage	728
Acres	0.09
Year Built	1951
Type	Residential
Sub-Type	Single Family Residence
Style	Mid-Century Modern
Status	Closed
Listing Agent	Kameron Brown
Listing Office	Pacific Sotheby's Int'l Realty

### Community Information

Address	34601 Calle Naranja
Area	CB - Capistrano Beach
Subdivision	Capistrano Heights (CPH)
City	Dana Point
County	Orange
Zip Code	92624

### Amenities

Parking Spaces	2
Parking	Direct Access, Driveway, Garage, Door-Multi, Driveway Level, Garage Faces Front, Gravel, On Site, On Street
# of Garages	2
Garages	Direct Access, Driveway, Garage, Door-Multi, Driveway Level, Garage Faces Front, Gravel, On Site, On Street
View	None
Pool	None

### Exterior

Exterior	Block
Lot Description	0-1 Unit/Acre, Front Yard, Lawn, Landscaped, Garden, Lot Over 40000 Sqft
Roof	Asphalt, Rolled/Hot Mop
Construction	Block
Foundation	Slab

## Interior

Interior	Vinyl
Interior Features	High Ceilings, Open Floorplan, All Bedrooms Down, Bedroom on Main Level, Main Level Primary, Beamed Ceilings, Block Walls, Built-in Features, Pantry, Quartz Counters
Appliances	Dishwasher, Electric Oven, Refrigerator, Electric Range, Electric Water Heater, Free-Standing Range
Heating	Forced Air
Cooling	None
Fireplace	Yes
Fireplaces	Electric, Free Standing
# of Stories	1
Stories	One

## School Information

District	Capistrano Unified
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## Additional Information

Date Listed	February 26th, 2024
Days on Market	35
Short Sale	N
RE / Bank Owned	N

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