

\$2,250,000 - 35 Regina, Dana Point

MLS® #OC24241850

\$2,250,000

3 Bedroom, 3.00 Bathroom, 1,890 sqft
Residential on 0 Acres

Marquesa (MBM), Dana Point,

Located in the prestigious, gate-guarded community of Monarch Beach, this exquisite 3-bedroom, 2.5-bath home offers 1,890 square feet of beautifully updated living space. As you step inside, youâ€™ll be greeted by breathtaking panoramic views that set the tone for this coastal retreat. The kitchen boasts a gas stove in the island with a stainless-steel hooded vent above the island, double wall ovens, and stainless steel appliances making this kitchen a chefs dream The home has been thoughtfully upgraded with all-new flooring and freshly painted baseboards, creating a clean, modern ambiance throughout. A brand-new HVAC system with an EcoB smart thermostat and an energy-efficient Slim Line AC ensure comfort and sustainability. The fully paid-off Tesla Solar System and Tesla charging station are perfect for eco-conscious homeowners, offering both convenience and cost savings. Elegant new plantation shutters adorn the windows, adding timeless charm, while fully approved and permitted plans for a remodel, including a stunning new wrap-around deck, open the door to future enhancements. The backyard is spectacular, providing a private oasis ideal for gatherings and soaking up the California sun. Location, location, location! This home is directly across the street from the luxurious 5-star Waldorf Hotel with fine dining, a championship golf course. You will be less than a mile from the pristine white sands of Salt Creek Beach and the Ritz Carlton. If you



seeking the finest of coastal living, look no further. Call us today to view this extraordinary property.

Built in 1994

Essential Information

MLS® #	OC24241850
Price	\$2,250,000
Bedrooms	3
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,890
Acres	0.10
Year Built	1994
Type	Residential
Sub-Type	Single Family Residence
Style	Mediterranean
Status	Closed
Listing Agent	Justin Green
Listing Office	Harcourts Prime Properties

Community Information

Address	35 Regina
Area	MB - Monarch Beach
Subdivision	Marquesa (MBM)
City	Dana Point
County	Orange
Zip Code	92629

Amenities

Amenities	Maintenance Grounds, Security, Guard
Parking Spaces	2
# of Garages	2
View	Ocean
Pool	None

Exterior

Lot Description	Back Yard, Front Yard, Paved
Roof	Mansard

Interior

Interior Features	High Ceilings, Open Floorplan, Recessed Lighting
Appliances	Dishwasher, Disposal, Gas Oven, Freezer
Cooling	Central Air
Fireplaces	None
# of Stories	2
Stories	Two

School Information

District	Capistrano Unified
Elementary	Malcolm
Middle	Marco Forester
High	Dana Hills

Additional Information

Date Listed	December 13th, 2024
Days on Market	49
Short Sale	N
RE / Bank Owned	N

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