

# **\$1,195,000 - 210 Avenida Montalvo # 4, San Clemente**

MLS® #OC25002889

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**\$1,195,000**

3 Bedroom, 2.00 Bathroom, 1,380 sqft  
Residential on 0 Acres

Dolphin Cove Villas, San Clemente,

Ideal coastal conditions converge with natural beauty in this ocean-view end unit located within the well-constructed Dolphin Cove Villas condominiums. Positioned at the top of the "Loop," a notable San Clemente neighborhood, this three-bedroom, two-bathroom home offers a rare combination of coastal access and convenience. The Loop is admired by residents for its prime location and distinct charm formed by the curved streets of Avenida Montalvo and Avenida Lobeiro, which come together to create the unique oval-shaped community. Enjoy unparalleled proximity to San Clemente's southern beaches, known for their pristine sand, world-class surf, and quieter atmosphere compared to more tourist-heavy areas. From this home, it's a short jaunt to the beach, with breathtaking ocean views along the way. Calafia Beach Park is nearby, offering a picturesque setting for sunsets and coastal recreation, while also connecting you to the renowned San Clemente Beach Trail. The home's location also provides easy access to San Clemente State Park, a cherished natural space featuring scenic trails and lookout points, ideal for enjoying panoramic ocean vistas. Inside, the home offers captivating views of the surrounding hills and enchanting city lights that come alive at night. You'll find open-concept living spaces with wide-plank Oak flooring underfoot, a marble fireplace, double-pane windows, sliding doors, custom window treatments, and a spacious



balcony with ocean views. The kitchen is equipped with ceiling-height shaker cabinetry, granite countertops, large double-basin sink, and newer GE Café® appliances. The oversized primary suite features expansive ocean views, dual closets, exterior access, and an ensuite bathroom complete with a skylight, vanity area, and a shower/tub combo. Completing the home are two additional bedrooms, full bathroom, and a spacious interior laundry closet. Dolphin Cove Villas is an impeccably maintained building comprised of just eight units. Residents enjoy the convenience of two assigned parking spaces in the community garage and a private storage closet. This unit is approved for short-term rentals that are 30 days or longer.

Built in 1989

## Essential Information

MLS® #	OC25002889
Price	\$1,195,000
Bedrooms	3
Bathrooms	2.00
Full Baths	2
Square Footage	1,380
Acres	0.39
Year Built	1989
Type	Residential
Sub-Type	Condominium
Status	Closed
Listing Agent	Ryan Schramm
Listing Office	Ryan Schramm Real Estate

## Community Information

Address	210 Avenida Montalvo # 4
Area	SW - San Clemente Southwest
Subdivision	Dolphin Cove Villas
City	San Clemente

County	Orange
Zip Code	92672

### Amenities

Amenities	Maintenance Grounds, Management, Other, Trash
Parking Spaces	2
Parking	Assigned, Community Structure, One Space
# of Garages	2
Garages	Assigned, Community Structure, One Space
View	Hills, Ocean, Trees/Woods, Water
Waterfront	Ocean Side Of Freeway
Pool	None
Security	Carbon Monoxide Detector(s), Smoke Detector(s)

### Exterior

Windows	Double Pane Windows, Skylight(s)
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### Interior

Interior	Wood
Interior Features	Balcony, Breakfast Bar, Ceiling Fan(s), Furnished, Granite Counters, Open Floorplan, Recessed Lighting, Storage
Appliances	Dishwasher, Disposal, Dryer, Freezer, Gas Oven, Gas Range, Ice Maker, Microwave, Refrigerator, Washer
Heating	Forced Air
Cooling	None
Fireplace	Yes
Fireplaces	Gas, Living Room
# of Stories	2
Stories	One

### School Information

District	Capistrano Unified
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### Additional Information

Date Listed	January 6th, 2025
Days on Market	69
Short Sale	N
RE / Bank Owned	N

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