

# **\$2,800 - 206 Avenida Montalvo # 7, San Clemente**

MLS® #OC25011386

---

## **\$2,800**

1 Bedroom, 1.00 Bathroom, 920 sqft

Residential Lease on 1 Acres

Villa Montalvo Vista (VMV), San Clemente,

**FULLY FURNISHED and OCEAN CLOSE**  
Seaside Elegance Awaits with Private In-Unit  
Full Size Washer/Dryer, 2 Reserved Parking  
Spaces in Subterranean Garage - 9 Month  
Lease!

Indulge in the coastal lifestyle with this meticulously crafted beach condo, offering a rare blend of comfort and convenience. Step into luxury living with hardwood floors, a charming fireplace, and quality furnishings that grace both the living room and bedroom. The open floor plan effortlessly connects the fully equipped kitchen to the dining area and living room, fostering a relaxed beach ambiance. Wake up to the soothing sounds of the ocean and start your day on the balcony overlooking a lush green tropical canyon – a tranquil retreat for your morning coffee. The bedroom offers double closets, ensuring ample storage space.

What sets this beach haven apart is the convenience of a private in-unit laundry room, complete with a full-size washer and dryer. Forget about the hassle of finding quarters or sharing communal laundry spaces – here, convenience is at your fingertips.

But it doesn't end there, Enjoy the added security and privacy provided by the coded-access-only building and elevator. Plus, revel in hassle-free beach parking with two designated spaces in the subterranean garage.

Venture out with ease to Calafia State Beach or follow the Beach Trail north to the iconic



Pier, vibrant restaurants, and charming shops. As the day winds down, take in the breathtaking ocean sunsets from the rooftop deck, a perfect spot for relaxation and BBQs with friends.

To top it all off, utilities, and internet are all included, making your beachside retreat truly worry-free. Seize this exclusive opportunity and make these 9 months your most unforgettable beach experience. Your coastal sanctuary awaits! March 1st - November 30th

Built in 1992

## Essential Information

MLS® #	OC25011386
Price	\$2,800
Bedrooms	1
Bathrooms	1.00
Full Baths	1
Square Footage	920
Acres	0.52
Year Built	1992
Type	Residential Lease
Sub-Type	Condominium
Style	Spanish
Status	Closed
Listing Agent	Elizabeth Turner
Listing Office	Pacific Sotheby's Int'l Realty

## Community Information

Address	206 Avenida Montalvo # 7
Area	SW - San Clemente Southwest
Subdivision	Villa Montalvo Vista (VMV)
City	San Clemente
County	Orange
Zip Code	92672

## Amenities

Utilities	Cable Connected, Electricity Connected, Natural Gas Connected, Sewer
-----------	--

	Connected, Water Connected, Association Dues, Sewer, Trash Collection, Cable TV, Water, All Utilities, Electricity, Gas
Parking Spaces	2
Parking	Assigned, Covered, Underground, Garage
# of Garages	2
Garages	Assigned, Covered, Underground, Garage
View	Canyon
Waterfront	Ocean Side Of Freeway
Pool	None
Security	Smoke Detector(s), Key Card Entry

## Exterior

Lot Description	ElevenToFifteenUnitsAcre, Near Park, Near Public Transit
Windows	Drapes, Screens

## Interior

Interior	Wood
Interior Features	Balcony, Separate/Formal Dining Room, Open Floorplan, Furnished
Appliances	Dishwasher, Disposal, Gas Oven, Gas Range, Gas Water Heater, Microwave, Refrigerator, Dryer, Washer
Heating	Central
Cooling	None
Fireplace	Yes
Fireplaces	Gas, Living Room
# of Stories	4
Stories	One

## School Information

District	Capistrano Unified
----------	--------------------

## Additional Information

Date Listed	January 15th, 2025
Days on Market	11
Short Sale	N
RE / Bank Owned	N

Based on information from California Regional Multiple Listing Service, Inc. as of December 15th, 2025 at 9:56am PST. 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.