

\$2,388,000 - 2227 Avenida Oliva, San Clemente

MLS® #OC25021312

\$2,388,000

3 Bedroom, 3.00 Bathroom, 2,247 sqft
Residential on 0 Acres

Highland Light Estates (HLE), San Clemente,

Situated in one of San Clemente's most sought-after gate-guarded communities, this fully remodeled coastal home offers breathtaking ocean and Catalina Island views and an exceptional level of craftsmanship. No detail was overlooked in this top-to-bottom transformation, blending modern luxury with coastal elegance. Step inside to find soaring ceilings, brand-new wood luxury vinyl flooring, and custom designer finishes throughout. The gourmet kitchen is a true centerpiece, featuring a stunning blue oversized island with a waterfall countertop, an 8-burner built-in range, and a massive refrigerator. Enjoy ocean views from the kitchen windows, while the open-concept design seamlessly connects to the family room, complete with custom wood paneling, built-in cabinetry, and bi-fold doors leading to the expansive outdoor space. A stylish half-bathroom completes the lower level. Upstairs, all bedrooms are thoughtfully positioned for privacy and comfort. The custom-tiled staircase leads to the primary suite, which boasts a private balcony with panoramic ocean and Catalina views. The spa-like ensuite bathroom features dual sinks, a stunning dual-head shower, and designer lighting, creating a space of relaxation and luxury. The additional bedrooms all feature walk-in closets and the bathroom continues the theme of elevated design, with custom tile work and high-end finishes throughout. Outside, the beautifully landscaped backyard provides lush green space, ocean views, and



a serene setting for entertaining or unwinding.
Newly installed designer garage doors
complete the home's fresh, modern look.
This turnkey coastal retreat has been
renovated to perfection, offering an incredible
opportunity to own a move-in-ready,
ocean-view home in San Clemente's
premier community.

Built in 1984

Essential Information

| | |
|----------------|-----------------------------------|
| MLS® # | OC25021312 |
| Price | \$2,388,000 |
| Bedrooms | 3 |
| Bathrooms | 3.00 |
| Full Baths | 2 |
| Half Baths | 1 |
| Square Footage | 2,247 |
| Acres | 0.28 |
| Year Built | 1984 |
| Type | Residential |
| Sub-Type | Single Family Residence |
| Status | Closed |
| Listing Agent | Simon Guy |
| Listing Office | Keller Williams OC Coastal Realty |

Community Information

| | |
|-------------|------------------------------|
| Address | 2227 Avenida Oliva |
| Area | MH - Marblehead |
| Subdivision | Highland Light Estates (HLE) |
| City | San Clemente |
| County | Orange |
| Zip Code | 92673 |

Amenities

| | |
|----------------|---|
| Amenities | Controlled Access, Guard, Management |
| Parking Spaces | 3 |
| Parking | Door-Multi, Driveway, Garage, Door-Single, Garage Faces Front |

| | |
|--------------|---|
| # of Garages | 3 |
| Garages | Door-Multi, Driveway, Garage, Door-Single, Garage Faces Front |
| View | Catalina, Coastline, Ocean |
| Pool | None |
| Security | Gated Community, Gated with Guard |

Exterior

| | |
|-------------------|------------------------|
| Exterior Features | Lighting, Rain Gutters |
| Lot Description | Landscaped, Lawn |
| Windows | Double Pane Windows |
| Roof | Composition |
| Foundation | Slab |

Interior

| | |
|-------------------|---|
| Interior | Wood, Vinyl |
| Interior Features | All Bedrooms Up, Beamed Ceilings, Breakfast Bar, High Ceilings, Quartz Counters, Recessed Lighting, Two Story Ceilings, Walk-In Closet(s) |
| Appliances | Dishwasher, Microwave, Refrigerator, Built-In Range, Ice Maker, SixBurnerStove |
| Heating | Central |
| Cooling | Central Air |
| Fireplace | Yes |
| Fireplaces | Living Room, Gas Starter |
| # of Stories | 2 |
| Stories | Two |

School Information

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|----------|--------------------|
| District | Capistrano Unified |
| High | San Clemente |

Additional Information

| | |
|-----------------|--------------------|
| Date Listed | January 29th, 2025 |
| Days on Market | 32 |
| Zoning | R-1 |
| Short Sale | N |
| RE / Bank Owned | N |

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