

# **\$1,595,000 - 119 Avenida Del Poniente, San Clemente**

MLS® #OC25026455

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**\$1,595,000**

4 Bedroom, 3.00 Bathroom,  
Residential Income on 0 Acres

None, San Clemente,

Step into the coastal lifestyle you've always dreamed of! This charming triplex in sunny San Clemente presents a rare opportunity to embrace desirable beachside living. With its freshly painted exterior, this property radiates warmth and nostalgia, setting the stage for your ideal coastal retreat. This triplex features one 2 bed/1 bath unit and two, 1 bed/1 bath units, all exuding a quintessential beach bungalow charm with wood-beamed ceilings that add to the cozy, cottage feel. Whether you're looking for an income-generating investment, a multi-family getaway, or your personal beachside haven, this property offers flexibility and timeless appeal. Located just a few blocks from San Clemente's pristine beaches, you'll enjoy sun-soaked days on the sand, scenic coastal trails, and year-round surfing at world-famous Trestles. This location is a dream for outdoor enthusiasts and beach lovers alike. For the first time in years, this property is available on the open market—an exceptionally rare opportunity in this prime west-of-the-5 location. Situated minutes from top-rated schools, scenic parks, shopping and fantastic dining, this income property is located in an ideal location with endless possibilities. Don't miss your chance to own a slice of San Clemente's coveted beach lifestyle. Opportunities like this are once in a lifetime—seize the moment and make this investment property yours!

Built in 1953



## Essential Information

MLS® #	OC25026455
Price	\$1,595,000
Bedrooms	4
Bathrooms	3.00
Acres	0.09
Year Built	1953
Type	Residential Income
Sub-Type	Triplex
Status	Closed
Listing Agent	Jill Livingston
Listing Office	Compass

## Community Information

Address	119 Avenida Del Poniente
Area	SC - San Clemente Central
Subdivision	None
City	San Clemente
County	Orange
Zip Code	92672

## Amenities

Utilities	Cable Available, Sewer Connected
Parking Spaces	4
Parking	Driveway, Garage
# of Garages	2
Garages	Driveway, Garage
View	Neighborhood
Pool	None

## Exterior

Lot Description	Front Yard, Near Park, Street Level
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## Interior

Interior	Tile, Vinyl
Interior Features	All Bedrooms Down, Beamed Ceilings, Bedroom on Main Level
Appliances	Refrigerator, Electric Range, Gas Range
Heating	Wall Furnace
Cooling	None

Fireplaces	None
# of Stories	1
Stories	One

### **Additional Information**

Date Listed	February 7th, 2025
Days on Market	100
Short Sale	N
RE / Bank Owned	N

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