

# \$1,500,000 - 115 Avenida Santa Inez, San Clemente

MLS® #OC25029989

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## \$1,500,000

3 Bedroom, 2.00 Bathroom, 1,164 sqft  
Residential on 0 Acres

Trestles District, San Clemente,

Easily one of the most charming homes in the coveted Trestles District of Southeast San Clemente. This turn key, three bedroom gem is tucked right below the golf course and just minutes away from the best local beaches, State Park, Trestles, and downtown San Clemente. The property boasts a large backyard with a dining patio and grass lawn, built in custom playhouse, outdoor shower, long driveway, and one car garage. Step inside the residence to a cozy family room with a wood burning fireplace, an updated Kitchen with light spilling in from every direction, and three bedrooms including the Master, two updated bathrooms, and an additional space that can be used as an office, nursery, or storage closet. This rare find in the booming Trestles neighborhood won't last long!



Built in 1952

## Essential Information

MLS® #	OC25029989
Price	\$1,500,000
Bedrooms	3
Bathrooms	2.00
Full Baths	2
Square Footage	1,164
Acres	0.11
Year Built	1952
Type	Residential

Sub-Type	Single Family Residence
Style	Craftsman
Status	Closed
Listing Agent	Gary Ward
Listing Office	CENTURY 21 Affiliated

### **Community Information**

Address	115 Avenida Santa Inez
Area	SE - San Clemente Southeast
Subdivision	Trestles District
City	San Clemente
County	Orange
Zip Code	92672

### **Amenities**

Parking Spaces	1
Parking	Driveway, Garage
# of Garages	1
Garages	Driveway, Garage
View	None
Pool	None

### **Exterior**

Lot Description	Back Yard, Front Yard, Lawn, Yard
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### **Interior**

Interior Features	Ceiling Fan(s), Recessed Lighting
Appliances	Dishwasher, Gas Cooktop, Gas Range, Microwave, Refrigerator
Cooling	None
Fireplace	Yes
Fireplaces	Family Room
# of Stories	1
Stories	One

### **School Information**

District	Capistrano Unified
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### **Additional Information**

Date Listed	February 10th, 2025
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Short Sale                N

RE / Bank Owned      N

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