

\$5,950 - 408 Avenida Victoria, San Clemente

MLS® #OC25045388

\$5,950

2 Bedroom, 2.00 Bathroom, 2,235 sqft

Residential Lease on 0 Acres

Southwest San Clemente, San Clemente,

Nestled in the heart of Southwest San Clemente, this quaint home offers the perfect blend of coastal living and modern amenities. Upon entering the property, you are greeted by lush trees and a beautiful mature orange tree with Camillias blooming beside it. Once you are inside, the home's open-concept design boasts a spacious, light-filled living room, complemented by a fully-equipped kitchen. Enjoy breathtaking ocean views from both the upper and lower decks, set up conveniently for relaxing and entertaining with two gas fire pits and a BBQ. The spacious primary suite is situated directly off the kitchen and Den/Office space, making its location extremely convenient and accessible. Upstairs, you will find that the second bedroom offers generous natural light, excellent space and an incredible ocean view. Additional amenities include an new reverse osmosis water filtration system in Kitchen, newly installed roof and Solar panels, outdoor shower with hot water, private side yard, newly installed Toto toilets, single car garage with driveway space, in unit washer and dryer, beautiful and well maintained plants that offer privacy on both decks, fresh paint, newly installed window treatments and brand new furniture throughout the home. All of this is within walking distance to a 2.5 mile beach trail, an awesome downtown scene with popular cafes, new restaurants / fine dining, shopping, and entertainment including local events on Avenida Del Mar, summer beach



concerts and live music, and seaside dining over the ocean at the classic Fishermanâ€™s at San Clemente Pier. For those seeking a beachy lifestyle upgrade at Orange Countyâ€™s most laidback location, this is a great opportunity!

Built in 1953

Essential Information

MLS® #	OC25045388
Price	\$5,950
Bedrooms	2
Bathrooms	2.00
Full Baths	2
Square Footage	2,235
Acres	0.08
Year Built	1953
Type	Residential Lease
Sub-Type	Single Family Residence
Style	Mid-Century Modern, Spanish
Status	Closed
Listing Agent	Aubrey Boehm Shank
Listing Office	Talavera Real Estate

Community Information

Address	408 Avenida Victoria
Area	SW - San Clemente Southwest
Subdivision	Southwest San Clemente
City	San Clemente
County	Orange
Zip Code	92672

Amenities

Utilities	Electricity, Gardener, Gas, Trash Collection, Water, Cable Available, Electricity Available, Electricity Connected, Natural Gas Available, Natural Gas Connected, Sewer Available, Sewer Connected, Water Available, Water Connected
Parking Spaces	2

Parking	Direct Access, Driveway, Garage, On Street, Public
# of Garages	1
Garages	Direct Access, Driveway, Garage, On Street, Public
View	Ocean
Waterfront	Beach Access, Ocean Access
Pool	None
Security	Carbon Monoxide Detector(s), Fire Sprinkler System, Smoke Detector(s)

Exterior

Exterior Features	Rain Gutters
Lot Description	Front Yard, Sprinkler System, Corner Lot, Drip Irrigation/Bubblers, Landscaped, Sprinklers In Front, Sprinklers In Rear
Windows	Double Pane Windows
Roof	Shingle
Foundation	Slab

Interior

Interior	Tile, Stone
Interior Features	Separate/Formal Dining Room, High Ceilings, Open Floorplan, Recessed Lighting, Main Level Primary, Bar, Breakfast Bar, Eat-in Kitchen, Furnished, Living Room Deck Attached, Pantry, Partially Furnished, Primary Suite, Storage, Walk-In Closet(s)
Appliances	Dishwasher, Disposal, Microwave, Refrigerator, Dryer, Washer, Barbecue, Electric Cooktop, Electric Oven, Electric Water Heater, Freezer, Ice Maker, Water Heater, Water Purifier
Heating	Central, Solar
Cooling	Wall/Window Unit(s)
Fireplaces	None
# of Stories	2
Stories	Two

School Information

District	Capistrano Unified
Elementary	Clarence Lobo
Middle	Shorecliff
High	San Clemente

Additional Information

Date Listed	March 3rd, 2025
Days on Market	14

Short Sale N

RE / Bank Owned N

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