

\$1,189,000 - 405 Avenida Granada # 104, San Clemente

MLS® #OC25047800

\$1,189,000

2 Bedroom, 2.00 Bathroom, 1,162 sqft

Residential on 0 Acres

Villa Granada (VG), San Clemente,

Discover your dream home or investment opportunity in the renowned San Clemente Pier Bowl. This highly upgraded, single-level first-floor unit in the sought-after Villa Granada complex offers breathtaking ocean, sunset, and pier views from the kitchen, main living area, and balcony. Experience the ultimate beach lifestyle with easy access to surf, sand, and the vibrant shops and restaurants of downtown San Clemente. Step into your private, gated courtyard, perfect for outdoor entertaining, and enter a space that exudes sophistication and modern charm. The interior boasts stone flooring, warm wood accents with contrasting white cabinetry, complemented by neutral walls and stunning crown molding. The open floor plan creates a welcoming and sophisticated atmosphere, with a spacious kitchen featuring granite countertops, updated cabinetry, custom tile backsplash, and newer appliances. Both bedrooms are designed for comfort, with the primary bedroom offering an ensuite bath and an oversized walk-in shower. The guest bedroom is conveniently located off the main living area, and a full-sized renovated guest bath is accessible from the hallway, where you'll also find an in-unit washer and dryer. Other meaningful upgrades include new front and interior hardwood doors, automated living room blinds and a surround sound system. Enjoy the ocean breeze and water views from your private balcony, an ideal spot for relaxation and multiple seating arrangements. This unit includes a secure,



gated subterranean garage and storage for surfboards and beach gear, along with ample guest parking, gated and non-gated. Villa Granada offers resort-style amenities, including a heated year-round pool, spa, clubhouse, barbecues, dining tables, and a fire pit for daily enjoyment or special events. The large lobby features secure mailboxes and elevator service to each floor, with convenient trash rooms on each level. Seize the opportunity to own a piece of paradise in San Clemente, where modern comfort meets coastal beauty. Contact us today to schedule a viewing!

Built in 1974

Essential Information

MLS® #	OC25047800
Price	\$1,189,000
Bedrooms	2
Bathrooms	2.00
Full Baths	2
Square Footage	1,162
Acres	0.00
Year Built	1974
Type	Residential
Sub-Type	Condominium
Status	Closed
Listing Agent	Jody Clegg
Listing Office	Compass

Community Information

Address	405 Avenida Granada # 104
Area	SC - San Clemente Central
Subdivision	Villa Granada (VG)
City	San Clemente
County	Orange
Zip Code	92672

Amenities

Amenities	Clubhouse, Sport Court, Fire Pit, Maintenance Grounds, Pool, Barbecue, Electricity, Spa/Hot Tub, Storage
Utilities	Cable Available, Electricity Connected, Phone Available, Phone Connected, Sewer Available, Sewer Connected, See Remarks, Water Available, Water Connected, Electricity Available
Parking Spaces	1
Parking	Assigned, Guest, Underground
# of Garages	1
Garages	Assigned, Guest, Underground
View	City Lights, Coastline, Ocean, Water
Waterfront	Across the Road from Lake/Ocean, Beach Access, Ocean Access, Ocean Side Of Freeway
Has Pool	Yes
Pool	Association, Fenced, Heated, In Ground
Security	Carbon Monoxide Detector(s), Fire Detection System, Smoke Detector(s), Gated Community, Security Gate

Exterior

Lot Description	Paved
Windows	Blinds, Custom Covering(s)

Interior

Interior	Tile, Stone
Interior Features	Ceiling Fan(s), Separate/Formal Dining Room, Storage, Unfurnished, All Bedrooms Down, Bedroom on Main Level, Main Level Primary, Primary Suite, Balcony, Breakfast Bar, Crown Molding, Elevator, Granite Counters, Open Floorplan, Recessed Lighting, See Remarks, Wired for Sound
Appliances	Dishwasher, Microwave, Barbecue, Dryer, Electric Oven, Electric Range, Washer
Heating	Electric, Wall Furnace
Cooling	None
Fireplaces	None
# of Stories	1
Stories	One

School Information

District	Capistrano Unified
Elementary	Las Palmas
Middle	Shorecliff
High	San Clemente

Additional Information

Date Listed	February 25th, 2025
Days on Market	23
Short Sale	N
RE / Bank Owned	N

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