

\$919,900 - 402 Calle Campanero, San Clemente

MLS® #OC25059525

\$919,900

3 Bedroom, 3.00 Bathroom, 1,468 sqft

Residential on 1 Acres

Alassio (ALAS), San Clemente,

Welcome to your beautifully upgraded townhome nestled in the prestigious and highly sought-after Talega Community. This exceptional residence perfectly combines modern enhancements, meticulous design, and a private prime location with stunning views. Boasting three generously sized bedrooms and more, this home offers the perfect balance of comfort and sophistication.

Where Elegance Meets Functionality â€“ Imagine waking up to the charm of coastal living, where every detail is designed to exceed expectations. Discover Modern Living This exceptional home features 3 spacious bedrooms upstairs and 3 beautifully upgraded bathrooms, each showcasing brand-new fixtures. Designed for comfortable living, the open floor plan invites you in, highlighted by brand-new luxury plank flooring and plush carpeting that seamlessly unify the space. The modern kitchen is a true centerpiece, boasting elegant new quartz countertops, pristine white cabinetry, recessed lighting, and all-new appliances, including a stylish sink.

The primary bedroom offers a generously sized walk-in closet, while the property also includes direct access to a 2-car garage for added convenience.

Ideally situated, this prime location places you just moments away from Ralphs, Talega Golf Course & Grill, Panera Bread, and Peet's Coffee, ensuring easy access to shopping, dining, and entertainment. You're also near top-rated schools, San Clemente's



charming downtown "Spanish Village by the Sea," and renowned world-class surf spots and beaches.

Elevate your lifestyle with exclusive access to resort-style pools and tranquil spas—"luxury living at its finest. Residents of Alassio enjoy exclusive access to a private recreation center featuring two resort-style pools, relaxing spas, and a BBQ pavilion. This remarkable property provides a truly unparalleled living experience. Take a closer look at this rare gem, offering a perfect blend of elegance and functionality. Don't miss the opportunity to experience this rare gem in person—"schedule a tour today!

Built in 2003

Essential Information

MLS® #	OC25059525
Price	\$919,900
Bedrooms	3
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,468
Acres	0.87
Year Built	2003
Type	Residential
Sub-Type	Townhouse
Style	Spanish
Status	Closed
Listing Agent	Daniel Hoeller
Listing Office	Talega Valley Realty

Community Information

Address	402 Calle Campanero
Area	TL - Talega
Subdivision	Alassio (ALAS)
City	San Clemente
County	Orange

Zip Code 92673

Amenities

Amenities	Clubhouse, Fire Pit, Golf Course, Barbecue, Picnic Area, Playground, Pickleball, Pool, Recreation Room, Spa/Hot Tub, Tennis Court(s), Trail(s), Outdoor Cooking Area
Utilities	Cable Available, Electricity Connected, Natural Gas Connected, Phone Available, Sewer Connected, Water Connected, Water Available
Parking Spaces	2
Parking	Direct Access, Garage, Garage Faces Rear, Permit Required
# of Garages	2
Garages	Direct Access, Garage, Garage Faces Rear, Permit Required
View	Neighborhood
Has Pool	Yes
Pool	Community, Fenced, Association, Heated
Security	Carbon Monoxide Detector(s), Smoke Detector(s), Fire Detection System

Exterior

Exterior Features	Rain Gutters
Lot Description	ZeroToOneUnitAcre
Windows	Insulated Windows
Roof	Spanish Tile
Foundation	Slab

Interior

Interior	Carpet, Laminate
Interior Features	Breakfast Bar, Breakfast Area, Separate/Formal Dining Room, Open Floorplan, Quartz Counters, Recessed Lighting, All Bedrooms Up, Primary Suite, Walk-In Closet(s), Jack and Jill Bath
Appliances	Dishwasher, Electric Oven, Disposal, Gas Range, Water Heater, ENERGY STAR Qualified Appliances, Gas Cooktop, Gas Water Heater, Ice Maker, Self Cleaning Oven
Heating	Central, Forced Air, Fireplace(s), Natural Gas
Cooling	Central Air
Fireplace	Yes
Fireplaces	Gas, Gas Starter, Living Room
# of Stories	2
Stories	Two

School Information

District	Capistrano Unified
Elementary	Vista Del Mar
Middle	Vista Del Mar
High	San Clemente

Additional Information

Date Listed	March 19th, 2025
Days on Market	15
Zoning	R1
Short Sale	N
RE / Bank Owned	N

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