

# **\$1,098,000 - 33046 Ocean Ridge, Dana Point**

MLS® #OC25086692

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## **\$1,098,000**

3 Bedroom, 3.00 Bathroom, 1,956 sqft  
Residential on 0 Acres

Marinita Townhomes (MT), Dana Point,

Incredible location, just 1.5 miles to Dana Point Harbor. Welcome to 33046 Ocean Ridge, a perfectly situated home in the gated Marinita Townhomes of Dana Point. Perched at the top of a quiet, single-loaded street, this home offers exceptional privacy and one of the best locations in the community. From your private deck, start your mornings with stunning sunrises and end your evenings watching the grand moonrise cresting over the hills, all while overlooking serene canyons, shimmering coastline, and twinkling city lights, so enchanting at night, the owner fondly describes them as reminiscent of Peter Pan's Neverland. Inside, nearly 2,000 square feet of living space offers a spacious canvas with standout features like vaulted ceilings, French mullioned windows, and abundant natural light. The interior and garage have been freshly painted in Cool December white, creating a crisp coastal feel.

The step-down formal living room, complete with a fireplace and a wet bar, opens to the back patio, ideal for relaxing or entertaining with a view. The kitchen features BRAND NEW stainless Frigidaire appliances, a breakfast bar and casual dining nook, while the formal dining room is tucked just beyond for more intimate gatherings. The home also features central air conditioning, ensuring year-round comfort. Upstairs, the generous primary suite takes in the views and includes a large ensuite bath with dual sinks, a soaking tub, a separate shower, and a walk-in closet.



Two additional bedrooms share a full bathroom and provide options for guests, an office, or flex space. Community amenities include a pool, two spas, a clubhouse, a pickleball/tennis court, and are just minutes to the newly revitalized Dana Point Harbor. Currently undergoing a \$600 million renovation, the harbor is transforming into a world-class coastal destination with upscale dining, boutique shopping, and expanded marina access. Just minutes to the water's edge and the vibrant heart of Dana Point Harbor, this home offers the rare opportunity to enjoy a relaxed seaside lifestyle. Take a leisurely stroll or hop on the free Dana Point Trolley right outside the community gate, connecting you to the best beaches, parks, restaurants, and resorts Dana Point has to offer. This is more than a home, it's a lifestyle. Come experience the magic of Marinita and coastal living in Dana Point

Built in 1990

## Essential Information

MLS® #	OC25086692
Price	\$1,098,000
Bedrooms	3
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,956
Acres	0.00
Year Built	1990
Type	Residential
Sub-Type	Condominium
Style	Cape Cod
Status	Closed
Listing Agent	Kim Schumacher
Listing Office	First Team Real Estate

## Community Information

Address	33046 Ocean Ridge
Area	DH - Dana Hills
Subdivision	Marinita Townhomes (MT)
City	Dana Point
County	Orange
Zip Code	92629

## Amenities

Amenities	Clubhouse, Outdoor Cooking Area, Barbecue, Pickleball, Pool, Pets Allowed, Spa/Hot Tub, Tennis Court(s), Maintenance Front Yard, Maintenance Grounds
Utilities	Cable Available, Electricity Connected, Natural Gas Connected, Sewer Connected, Water Connected, Electricity Available, Natural Gas Available, Phone Available
Parking Spaces	2
Parking	Direct Access, Driveway, Garage, Garage Door Opener, Concrete, Door-Single, Garage Faces Front, Guest
# of Garages	2
Garages	Direct Access, Driveway, Garage, Garage Door Opener, Concrete, Door-Single, Garage Faces Front, Guest
View	Canyon, City Lights, Coastline
Has Pool	Yes
Pool	Association, In Ground
Security	Carbon Monoxide Detector(s), Smoke Detector(s), Gated Community, Security Gate

## Exterior

Exterior	Wood Siding
Exterior Features	Rain Gutters
Lot Description	Lawn, Sprinklers In Front, Sprinkler System
Windows	Custom Covering(s), Double Pane Windows, Atrium, Bay Window(s), Blinds, French/Mullioned, Skylight(s)
Roof	Composition
Construction	Wood Siding
Foundation	Slab

## Interior

Interior	Tile, Wood
Interior Features	Breakfast Bar, Ceiling Fan(s), Recessed Lighting, All Bedrooms Up, Walk-In Closet(s), Breakfast Area, Granite Counters, High Ceilings, Living Room Deck

Attached, Separate/Formal Dining Room, Sunken Living Room, Tile Counters, Two Story Ceilings, Unfurnished, Wet Bar

Appliances	Dishwasher, Gas Cooktop, Disposal, Microwave, Self Cleaning Oven, Vented Exhaust Fan, Water To Refrigerator, Water Heater, Dryer, Washer
Heating	Central
Cooling	Central Air
Fireplace	Yes
Fireplaces	Gas, Living Room
# of Stories	3
Stories	Three Or More

### **School Information**

District	Capistrano Unified
Elementary	Del Obispo
Middle	Marco Forester
High	Dana Hills

### **Additional Information**

Date Listed	April 24th, 2025
Days on Market	113
Short Sale	N
RE / Bank Owned	N

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