

# \$3,488,000 - 1703 Avenida Salvador, San Clemente

MLS® #OC25100580

**\$3,488,000**

4 Bedroom, 6.00 Bathroom, 3,843 sqft

Residential on 1 Acres

Custom, San Clemente,

Panoramic Perfection with Unmatched Coastal Luxury. Perched atop one of San Clemente's most coveted ridgelines, 1703 Avenida Salvador is a stunning 4-bedroom, 6-bathroom masterpiece, meticulously reimagined with the finest finishes and a celebration of coastal style. Every part of this spectacular residence has been thoughtfully updated, offering an elevated living experience with breathtaking ocean, canyon, and city light views from nearly every room. Step inside and be captivated by high ceilings, abundant natural light, and an open-concept design that seamlessly blends elegance and comfort. The chef's kitchen is a showpiece, boasting high-end appliances, custom cabinetry, and sleek quartz countertops, perfect for both culinary creations and entertaining. The spacious primary suite is a true sanctuary, featuring a spa-inspired bath, private balcony, and coastal panoramas. Designed for seamless indoor-outdoor living, this home features multiple decks, and sophisticated entertaining spaces, all framed by the endless horizon. Whether enjoying morning coffee with the ocean breeze or hosting sunset gatherings, this property offers an unparalleled coastal lifestyle. Located just minutes from pristine beaches, top-rated schools, and San Clemente's charming downtown, this is the ultimate Southern California dream home. Don't miss your chance to experience this breathtaking retreat—schedule your private showing today!



Built in 1984

## Essential Information

MLS® #	OC25100580
Price	\$3,488,000
Bedrooms	4
Bathrooms	6.00
Full Baths	6
Square Footage	3,843
Acres	0.90
Year Built	1984
Type	Residential
Sub-Type	Single Family Residence
Style	Contemporary
Status	Closed
Listing Agent	John Russell
Listing Office	Pacific Sotheby's Int'l Realty

## Community Information

Address	1703 Avenida Salvador
Area	SE - San Clemente Southeast
Subdivision	Custom
City	San Clemente
County	Orange
Zip Code	92672

## Amenities

Utilities	Cable Available, Electricity Connected, Natural Gas Connected, Phone Available, Sewer Connected, Water Connected
Parking Spaces	2
Parking	Garage, Door-Single, Driveway, Garage Faces Front
# of Garages	2
Garages	Garage, Door-Single, Driveway, Garage Faces Front
View	Canyon, Panoramic, Water, Coastline
Pool	None
Security	Carbon Monoxide Detector(s), Smoke Detector(s)

## Exterior

Lot Description	Sprinkler System
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Windows Custom Covering(s)

## Interior

Interior	Vinyl
Interior Features	Breakfast Bar, High Ceilings, Open Floorplan, Primary Suite, Walk-In Closet(s), Breakfast Area, Quartz Counters, Separate/Formal Dining Room
Appliances	Dishwasher, Disposal, Gas Oven, Gas Range, Gas Water Heater, Microwave, Refrigerator, Freezer, Ice Maker, Self Cleaning Oven, Water Heater
Heating	Forced Air, Fireplace(s)
Cooling	Central Air, Dual
Fireplace	Yes
Fireplaces	Living Room, Primary Bedroom
# of Stories	2
Stories	Two

## School Information

District Capistrano Unified

## Additional Information

Date Listed	May 5th, 2025
Zoning	R1
Short Sale	N
RE / Bank Owned	N

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