

\$5,500 - 1 Corte Rivera, San Clemente

MLS® #OC25122256

\$5,500

3 Bedroom, 2.00 Bathroom, 2,841 sqft
Residential Lease on 0 Acres

Sandbridge (SAND), San Clemente,

Welcome to 1 Corte Rivera – a beautifully maintained single-level residence nestled in the prestigious Gallery at Talega, a gated 55+ enclave in the heart of San Clemente. This spacious home offers 3 bedrooms, 2 bathrooms, and nearly 2,850 square feet of elegant living space on a quiet cul-de-sac lot, designed for both comfort and style. Step inside to find an open-concept layout with high ceilings, abundant natural light, and sophisticated finishes throughout. The kitchen is equipped with quality appliances, ample cabinetry, and a generous center island – perfect for entertaining. A cozy fireplace in the living area adds a warm touch, while the formal dining space and additional flex rooms offer versatility for your lifestyle.

The Gallery community is known for its resort-style amenities exclusive to residents 55 and over, including: Clubhouse with lounge, meeting rooms, and social events, Fitness center, Pool and spa, Bocce ball and putting green, Outdoor BBQ and picnic areas, Walking trails and beautifully landscaped grounds. As a resident, you™ll also enjoy full access to Talega Master Association amenities, which include: Multiple pools and parks, Sports courts, Hiking and biking trails, Golf at the nearby Talega Golf Club (public course), Community events and recreational activities year-round.

Situated just minutes from the beach, downtown San Clemente, and top-tier shopping and dining, this home offers an



exceptional coastal lifestyle in a quiet,
active-adult community.

Built in 2001

Essential Information

MLS® #	OC25122256
Price	\$5,500
Bedrooms	3
Bathrooms	2.00
Full Baths	2
Square Footage	2,841
Acres	0.15
Year Built	2001
Type	Residential Lease
Sub-Type	Single Family Residence
Status	Closed
Listing Agent	Brandi Brotherton
Listing Office	Berkshire Hathaway HomeService

Community Information

Address	1 Corte Rivera
Area	TL - Talega
Subdivision	Sandbridge (SAND)
City	San Clemente
County	Orange
Zip Code	92673

Amenities

Amenities	Clubhouse, Fitness Center, Pool, Spa/Hot Tub, Tennis Court(s), Billiard Room, Game Room, Maintenance Front Yard, Sport Court
Utilities	Association Dues
Parking Spaces	2
# of Garages	2
View	Neighborhood
Has Pool	Yes
Pool	Association
Security	Carbon Monoxide Detector(s), Security Gate, Gated Community, Smoke Detector(s)

Exterior

Lot Description	Cul-De-Sac, Front Yard, Landscaped
Foundation	Slab

Interior

Interior	Carpet, Wood
Interior Features	All Bedrooms Down, Walk-In Closet(s)
Appliances	Double Oven, Dishwasher, Gas Cooktop, Disposal, Dryer, Washer
Heating	Central
Cooling	Central Air
Fireplace	Yes
Fireplaces	Family Room, Gas
# of Stories	1
Stories	One

School Information

District	Capistrano Unified
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Additional Information

Date Listed	May 31st, 2025
Days on Market	1
Short Sale	N
RE / Bank Owned	N

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