

\$1,900,000 - 235 Via Ballena, San Clemente

MLS® #OC25150441

\$1,900,000

3 Bedroom, 2.00 Bathroom, 1,695 sqft
Residential on 0 Acres

Shorecliffs (SC), San Clemente,

FULLY RENOVATED HOME THAT COMES WITH APPROVED PLANS FOR A 487 SQ FT ADDITION/ADU. NEW FOUNDATION with helical piers FULLY PERMITTED. NEW ELECTRICAL, PLUMBING , DRAINS, WINDOWS, HVAC, WINDOWS, LEVEL 5 DRY WALL FINISHES, CUSTOM, SHOWERS, QUARTZ COUNTERTOPS, TWO TONED CABINETRY, NEW FIRE SPRINKLER SYSTEM INSIDE THE HOME, NEW TREX EXTENDED DECK, NEW SIDING, NEW STUCCO, NEW GARAGE DOOR, - TOO MUCH TOO LIST!

UNOBSTRUCTED VIEWS OF the OCEAN and golf course, this property offers an unparalleled living experience

The open floor plan centers around a chef's dream kitchen an entertainer's paradise equipped with modern appliances, sleek cabinetry, and generous counter space, ideal for hosting family gatherings and social events. Every inch of this home has been thoughtfully upgraded, blending luxury and functionality seamlessly.

Additional highlights include exclusive access to the Shore Cliffs Clubhouse on the sand. Amenities at the clubhouse include private tennis courts, a playground, basketball courts, and a barbecue area all just steps from your front door.



Don't miss this rare opportunity to own a breathtaking ocean-view property in Shore Cliffs. Whether you're seeking a serene retreat or an entertainer's paradise, this home delivers it all. Contact us today to experience this exceptional coastal living opportunity!

Built in 1966

Essential Information

MLS® #	OC25150441
Price	\$1,900,000
Bedrooms	3
Bathrooms	2.00
Full Baths	2
Square Footage	1,695
Acres	0.15
Year Built	1966
Type	Residential
Sub-Type	Single Family Residence
Status	Closed
Listing Agent	Jenny Chaidez
Listing Office	Next Level Real Estate Services

Community Information

Address	235 Via Ballena
Area	SN - San Clemente North
Subdivision	Shorecliffs (SC)
City	San Clemente
County	Orange
Zip Code	92672

Amenities

Amenities	Barbecue, Management, Outdoor Cooking Area, Playground, Tennis Court(s)
Parking Spaces	2
Parking	Driveway, Garage
# of Garages	2
Garages	Driveway, Garage
View	Golf Course, Ocean

Pool None

Exterior

Lot Description ZeroToOneUnitAcre

Roof Shingle

Interior

Interior Tile

Interior Features All Bedrooms Down, Quartz Counters

Appliances Refrigerator

Heating Central

Cooling Central Air

Fireplace Yes

Fireplaces Family Room, Primary Bedroom

of Stories 1

Stories One

School Information

District Capistrano Unified

Additional Information

Date Listed July 4th, 2025

Days on Market 172

Short Sale Y

RE / Bank Owned N

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