

\$6,900 - 2116 Via Teca # 31, San Clemente

MLS® #OC25160562

\$6,900

3 Bedroom, 3.00 Bathroom, 2,435 sqft

Residential Lease on 4 Acres

Highland Light Village (HLV), San Clemente,

Welcome to Highland Light Village in Marleheadâ€”a beautiful, upscale, guard-gated community just minutes from the beach in San Clemente. Nestled along the ocean-view hillsides, this neighborhood is not only picturesque but also super convenient. You can walk to top-rated schools, a nearby church, and a great local park that offers tennis courts, basketball, and a playground. This charming Cape Cod-style home offers 4 bedrooms and 3 baths, including a rare main-floor bedroom and full bath with a showerâ€”perfect for guests or a home office setup. The kitchen has been updated with newer granite countertops and a classic subway tile backsplash, and the open layout includes a cozy dining nook and spacious great room. Tall ceilings and large windows bring in tons of natural light, creating a warm, welcoming vibe. You'll love the wide plank wood floors throughout most of the home, while the bathrooms and laundry room feature newer 20x20 limestone tile. Thereâ€™s custom wainscoting and window trim in crisp white that adds to the home's character and charm. The front and back yards are generously sizedâ€”perfect for entertaining or just relaxing outside. Itâ€™s a neighborhood full of community spirit and pride of ownership. Technically zoned as a condo, this home lives like a detached single-family residence. You're also just a short drive from everything San Clemente is known forâ€”amazing surf beaches and that laid-back â€œSpanish



Village by the Sea•vibe.

Built in 1986

Essential Information

MLS® #	OC25160562
Price	\$6,900
Bedrooms	3
Bathrooms	3.00
Full Baths	3
Square Footage	2,435
Acres	3.63
Year Built	1986
Type	Residential Lease
Sub-Type	Single Family Residence
Status	Closed
Listing Agent	Steven Conrad
Listing Office	Conrad Realtors Inc

Community Information

Address	2116 Via Teca # 31
Area	MH - Marblehead
Subdivision	Highland Light Village (HLV)
City	San Clemente
County	Orange
Zip Code	92673

Amenities

Utilities	Association Dues, Gardener
Parking Spaces	4
Parking	Direct Access, Driveway, Garage
# of Garages	2
Garages	Direct Access, Driveway, Garage
View	Neighborhood
Pool	None

Exterior

Exterior	Stucco, Wood Siding
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Lot Description	Yard, ZeroToOneUnitAcre
Construction	Stucco, Wood Siding

Interior

Interior Features	Ceiling Fan(s), Eat-in Kitchen, High Ceilings, Recessed Lighting, All Bedrooms Up, Built-in Features, Quartz Counters, Separate/Formal Dining Room
Appliances	Dishwasher, Gas Range, Microwave, Refrigerator, Dryer, Washer, Convection Oven
Heating	Forced Air
Cooling	Central Air, Whole House Fan
Fireplace	Yes
Fireplaces	Gas, Living Room
# of Stories	2
Stories	Two

School Information

District	Capistrano Unified
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Additional Information

Date Listed	July 17th, 2025
Days on Market	6
Short Sale	N
RE / Bank Owned	N

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