

\$1,300,000 - 125 E Escalones, San Clemente

MLS® #OC25173179

\$1,300,000

3 Bedroom, 2.00 Bathroom,
Residential Income on 0 Acres

N/A, San Clemente,

Quaint single level duplex in the heart of San Clemente on a quiet side street. Owned by current owners for decades. Two bedroom, one bath unit occupied by family member for years, and one bedroom, one bath, occupied by long term tenants. Two bedroom unit has a private patio and a wood burning fireplace in the living room. In need of upgrades but in good working order. Tenant keeps the two bedroom unit immaculate. One bedroom unit in need of cosmetic repairs. Roof has recently been replaced. Nearly all windows are dual paned. Storage unit for each property. Community laundry. Would be a great property for a second home/beach house. May be perfect for adding a second story and having 2 much larger units. Ocean side of freeway with easy access to the San Clemente pier, downtown, Dana Point Harbor. Walking distance to great beaches. Live in one and rent the other. Lots of possibilities here.

Built in 1950

Essential Information

MLS® #	OC25173179
Price	\$1,300,000
Bedrooms	3
Bathrooms	2.00
Acres	0.09
Year Built	1950
Type	Residential Income



Sub-Type	Duplex
Style	Traditional
Status	Closed
Listing Agent	Steven Carrico
Listing Office	Keller Williams OC Coastal Realty

Community Information

Address	125 E Escalones
Area	SC - San Clemente Central
Subdivision	N/A
City	San Clemente
County	Orange
Zip Code	92672

Amenities

Utilities	Cable Connected, Electricity Connected, Natural Gas Connected, Sewer Connected, Water Connected
Parking Spaces	5
Parking	Attached Carport, Concrete, Driveway Level
Garages	Attached Carport, Concrete, Driveway Level
View	None
Pool	None
Security	Carbon Monoxide Detector(s), Smoke Detector(s)

Exterior

Exterior	Stucco
Exterior Features	Rain Gutters
Lot Description	Level, Rectangular Lot, Street Level
Windows	Double Pane Windows
Roof	Composition, Shingle
Construction	Stucco
Foundation	Slab

Interior

Interior	Carpet, Tile
Interior Features	All Bedrooms Down, Ceiling Fan(s), Galley Kitchen, Laminate Counters
Appliances	Disposal, Free-Standing Range, Gas Range, Gas Water Heater, Water Heater
Heating	Wall Furnace
Cooling	None

Fireplace	Yes
Fireplaces	Living Room, Wood Burning
# of Stories	1
Stories	Two

Additional Information

Date Listed	August 1st, 2025
Days on Market	80
Short Sale	N
RE / Bank Owned	N

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