

\$1,485,000 - 50 Avenida Merida, San Clemente

MLS® #OC25183751

\$1,485,000

3 Bedroom, 3.00 Bathroom, 2,370 sqft

Residential on 0 Acres

Vista Pacifica (VP), San Clemente,

Your San Clemente coastal lifestyle awaits! Discover this clean, beautifully upgraded home where youâ€™ll enjoy â€œthe best climate in the worldâ€• and easy access to everything this sunny beach town has to offer! Tucked into a quiet location within a friendly community, with access to award-winning schools, this home has what you are looking for. With 3 bedrooms and 2 bonus spaces, the floorpan offers a lot of room and flexibility (and could easily be converted to a 4-bedroom home if needed). The list of upgrades goes on and on, including: wood floors, stone countertops, owned solar system, new hvac system, new vinyl fence, plantation shutters, fresh landscaping, water-filtration system, and more! Best priced single family home in San Clemente!



Built in 2002

Essential Information

MLS® #	OC25183751
Price	\$1,485,000
Bedrooms	3
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	2,370
Acres	0.08
Year Built	2002

Type	Residential
Sub-Type	Single Family Residence
Status	Closed
Listing Agent	Phil Shinnars
Listing Office	Redfin

Community Information

Address	50 Avenida Merida
Area	RS - Rancho San Clemente
Subdivision	Vista Pacifica (VP)
City	San Clemente
County	Orange
Zip Code	92673

Amenities

Amenities	Maintenance Grounds, Picnic Area, Playground
Parking Spaces	4
Parking	Door-Multi, Direct Access, Driveway, Driveway Up Slope From Street, Garage Faces Front, Garage, Garage Door Opener, Storage, Controlled Entrance, Paved
# of Garages	2
Garages	Door-Multi, Direct Access, Driveway, Driveway Up Slope From Street, Garage Faces Front, Garage, Garage Door Opener, Storage, Controlled Entrance, Paved
View	Hills
Pool	None

Exterior

Lot Description	Back Yard
Windows	Double Pane Windows
Roof	Tile

Interior

Interior	Wood
Interior Features	Built-in Features, Crown Molding, Separate/Formal Dining Room, Granite Counters, High Ceilings, Open Floorplan, Pantry, Recessed Lighting, Storage, Unfurnished, Wired for Data, All Bedrooms Up, Loft, Primary Suite, Walk-In Pantry, Walk-In Closet(s), Stone Counters
Appliances	Dishwasher, Gas Cooktop, Disposal, Gas Oven, Gas Water Heater, Microwave, Self Cleaning Oven

Heating	Central, Fireplace(s), Natural Gas, ENERGY STAR Qualified Equipment
Cooling	Central Air, ENERGY STAR Qualified Equipment, High Efficiency, Whole House Fan
Fireplace	Yes
Fireplaces	Family Room, Gas, Living Room
# of Stories	2
Stories	Two

School Information

District	Capistrano Unified
Elementary	Truman Benedict
Middle	Bernice
High	San Clemente

Additional Information

Date Listed	August 15th, 2025
Days on Market	44
Short Sale	N
RE / Bank Owned	N

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