

# **\$2,649,000 - 21 Via Andaremos, San Clemente**

MLS® #OC25187898

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## **\$2,649,000**

6 Bedroom, 5.00 Bathroom, 3,900 sqft  
Residential on 0 Acres

Stella Mare (STLM), San Clemente,

Nestled in the prestigious Stella Mare tract of Talega, this stunning residence offers an expansive lot, six spacious bedrooms, and four-and-a-half bathrooms. Blending style with functionality, the home also includes a convenient downstairs office and upstairs bonus room!

The stunning remodeled kitchen is a true centerpiece, featuring porcelain tile slab countertops, white cabinetry, an oversized white oak island with seating, stainless steel appliances, a breakfast nook, and custom built in bar/beverage area. Seamlessly connected to the family room, this open-concept design allows for effortless entertainment and showcases spectacular views. The main level also includes a formal dining room that overlooks the interior courtyard with fireplace, an office or living room, two main floor bedrooms, one with an en-suite bath, and a powder room. A two-car garage with epoxy flooring completes the level.

The spacious primary suite is a private retreat, highlighted by luxurious LVP wood flooring. The spa-inspired primary bathroom boasts a jacuzzi/soaking tub, dual vanities, walk-in shower, and oversized walk-in closet with custom-built ins. Upstairs you'll also find three additional bedrooms (one en-suite), a bathroom, a bonus room, and a convenient laundry room.



Thoughtful upgrades throughout include solar power (lease), brand new luxurious LVP wood flooring on the upper level, and fresh interior and exterior paint.

The generously sized backyard is an entertainerâ€™s delight, featuring an oversized saltwater pool, jacuzzi, lush landscaping with exterior lighting, lawn space, and a built-in BBQ, two custom fireplace areas with extensive seating- this is the perfect home for entertaining or just relaxing! Another benefit this home has to offer is an extra-long driveway to fit multiple cars.

Enjoy all that Talega has to offer, with resort-style amenities including pools, sport courts, parks, and miles of hiking and biking trails. The Tierra Grande community pool, pickleball court, sports fields, and playground are just a short walk away.

This exceptional home combines comfort, elegance, and lifestyle â€“ a true must-see!

Built in 2007

**Essential Information**

|                |                            |
|----------------|----------------------------|
| MLS® #         | OC25187898                 |
| Price          | \$2,649,000                |
| Bedrooms       | 6                          |
| Bathrooms      | 5.00                       |
| Full Baths     | 4                          |
| Half Baths     | 1                          |
| Square Footage | 3,900                      |
| Acres          | 0.20                       |
| Year Built     | 2007                       |
| Type           | Residential                |
| Sub-Type       | Single Family Residence    |
| Style          | Mediterranean, Traditional |
| Status         | Closed                     |

|                |                      |
|----------------|----------------------|
| Listing Agent  | Sandra Marquez       |
| Listing Office | Re/Max Coastal Homes |

## Community Information

|             |                    |
|-------------|--------------------|
| Address     | 21 Via Andaremos   |
| Area        | TL - Talega        |
| Subdivision | Stella Mare (STLM) |
| City        | San Clemente       |
| County      | Orange             |
| Zip Code    | 92673              |

## Amenities

|                |  |
|----------------|--|
| Amenities      | Call for Rules, Clubhouse, Management, Meeting/Banquet/Party Room, Meeting Room, Other Courts, Pickleball, Picnic Area, Playground, Pool, Recreation Room, Spa/Hot Tub, Sport Court, Tennis Court(s), Trail(s) |
| Utilities      | Cable Connected, Electricity Connected, Natural Gas Connected, Phone Connected, Sewer Connected, Water Connected   |
| Parking Spaces | 2  |
| Parking        | Direct Access, Driveway, Garage, Garage Faces Front, Paved   |
| # of Garages   | 2  |
| Garages        | Direct Access, Driveway, Garage, Garage Faces Front, Paved   |
| View           | Hills, Trees/Woods   |
| Has Pool       | Yes  |
| Pool           | Association, Gunite, Heated, Private   |
| Security       | Carbon Monoxide Detector(s), Fire Sprinkler System, Smoke Detector(s)  |

## Exterior

|                 |  |
|-----------------|--|
| Lot Description | Back Yard, Cul-De-Sac, Front Yard, Landscaped, Near Park, Sprinkler System |
| Windows         | Double Pane Windows, Plantation Shutters                                   |
| Roof            | Tile   |
| Foundation      | Slab   |

## Interior

|                   |   |
|-------------------|---|
| Interior          | See Remarks, Vinyl  |
| Interior Features | Bar, Bedroom on Main Level, Block Walls, Breakfast Area, Built-in Features, Cathedral Ceiling(s), Dressing Area, Eat-in Kitchen, Loft, Open Floorplan, Separate/Formal Dining Room, Walk-In Closet(s) |
| Appliances        | Dishwasher, Refrigerator, Built-In Range, Disposal, Double Oven, Freezer, Gas Range, Microwave, Range Hood, Self Cleaning Oven, Vented Exhaust Fan  |

|              |                      |
|--------------|----------------------|
| Heating      | Forced Air           |
| Cooling      | Central Air, Dual    |
| Fireplace    | Yes                  |
| Fireplaces   | Family Room, Outside |
| # of Stories | 2                    |
| Stories      | Two                  |

### **School Information**

|            |                    |
|------------|--------------------|
| District   | Capistrano Unified |
| Elementary | Vista Del Mar      |
| Middle     | Vista Del Mar      |
| High       | San Clemente       |

### **Additional Information**

|                 |               |
|-----------------|---------------|
| Date Listed     | May 3rd, 2025 |
| Days on Market  | 8             |
| Short Sale      | N             |
| RE / Bank Owned | N             |

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