

# \$6,300 - 2407 Via Mero, San Clemente

MLS® #OC25229393

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## \$6,300

4 Bedroom, 3.00 Bathroom, 2,763 sqft  
Residential Lease on 0 Acres

Signal Point (SIG), San Clemente,

Behind the gates of Marblehead, located on a beautiful cul-de-sac street, is this spacious single-family residence, ready to welcome you home. With nearly 2,800 sq. ft. of living space, this property has everything you need.

Stepping inside, you will be greeted with a neutral color palette. Offering a living room and dining room area, there is ample space for entertainment. The dramatic high ceilings and numerous windows allow natural light to enter, making the home inviting. The kitchen and adjacent family room, with its cozy fireplace, will beckon you. The kitchen features granite countertops, a Sub-Zero refrigerator, and stainless steel appliances, including a gas range, a new oven, and a new dishwasher. Conveniently, there is also a spacious walk-in pantry and ample storage space. Located downstairs, you will also find the main floor bedroom (currently used as an office). The full bathroom adjacent features new granite countertops, a tub/shower combination, and new stylish fixtures. Upstairs is the generously sized primary suite, featuring two walk-in closets and a spacious bathroom with new fixtures. There are two additional secondary bedrooms (one with a walk-in closet), and the secondary bath boasts new gorgeous quartz counters and new fixtures. A full-size laundry room is conveniently located upstairs with extra storage. As a bonus, there is a large loft area at the top of the stairs that can be used as an office space, a lounging area, or a kids' space. The backyard is just off the family



room/kitchen nook. With white vinyl fencing and a spacious patio, there is plenty of room for seating, dining, and enjoying the outside. Marblehead is a captivating 24-hour guard-gated community, offering easy access to Marblehead Elementary, parks, and tennis courts. Close to the beach, world-class surfing, shopping, freeway access, and all the things San Clemente, the Spanish Village by the Sea, has to offer its community. This home puts you right where you want to be to enjoy the San Clemente Lifestyle.

Built in 1994

### **Essential Information**

MLS® #	OC25229393
Price	\$6,300
Bedrooms	4
Bathrooms	3.00
Full Baths	3
Square Footage	2,763
Acres	0.11
Year Built	1994
Type	Residential Lease
Sub-Type	Single Family Residence
Style	Mediterranean, Traditional
Status	Closed
Listing Agent	Julie Merlino
Listing Office	Distinctive Coast Properties

### **Community Information**

Address	2407 Via Mero
Area	MH - Marblehead
Subdivision	Signal Point (SIG)
City	San Clemente
County	Orange
Zip Code	92673

### **Amenities**

Amenities	Guard
Utilities	Cable Available, Phone Available, Sewer Connected, Water Connected, Association Dues, Gardener, Electricity Connected, Natural Gas Connected
Parking Spaces	3
Parking	Concrete, Door-Multi, Direct Access, Driveway, Garage
# of Garages	3
Garages	Concrete, Door-Multi, Direct Access, Driveway, Garage
View	Neighborhood
Pool	None
Security	Gated with Guard, Smoke Detector(s), Fire Detection System, Fire Sprinkler System, Gated Community, 24 Hour Security

## Exterior

Exterior	Stucco
Lot Description	Back Yard, Front Yard, Lawn, Landscaped, Sprinkler System, Yard, Cul-De-Sac, Level
Windows	Blinds, Screens
Roof	Concrete
Construction	Stucco

## Interior

Interior	Carpet, Tile
Interior Features	Separate/Formal Dining Room, Eat-in Kitchen, Recessed Lighting, Bedroom on Main Level, Walk-In Closet(s), Cathedral Ceiling(s), Granite Counters, High Ceilings, Primary Suite, Quartz Counters, Two Story Ceilings, Walk-In Pantry
Appliances	Dishwasher, Gas Cooktop, Disposal, Gas Range, Microwave, Water Heater, Self Cleaning Oven
Heating	Forced Air, Fireplace(s)
Cooling	None
Fireplace	Yes
Fireplaces	Family Room, Gas
# of Stories	2
Stories	Two

## School Information

District	Capistrano Unified
Elementary	Marblehead
Middle	Shorecliff
High	San Clemente

## **Additional Information**

Date Listed	October 3rd, 2025
Days on Market	12
Short Sale	N
RE / Bank Owned	N

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