

\$1,500,000 - 32602 Deadwood Drive, San Juan Capistrano

MLS® #OC25233127

\$1,500,000

3 Bedroom, 2.00 Bathroom, 1,425 sqft
Residential on 0 Acres

Capistrano Heights (CHT), San Juan Capistrano,

Single-level, non-HOA, pool home with a yard on a corner lot, ideally located at the border of historic San Juan Capistrano and the vibrant coastal town of Dana Point. The location provides outstanding access to all that Coastal South Orange County has to offer.

Designed for active living and enjoyment both inside and out, this home features a private yard with a sparkling pool, a flat grassy lawn, mature avocado trees and ample space for a boat, trailer, Sprinter or RV. Spend your days surfing at world-renowned Doheny Beach or launching your boat from the soon-to-be-reimagined Dana Point Harbor, just a couple miles down the street. Enjoy the nearby River Street Marketplace and the rest of downtown San Juan Capistrano, with excellent restaurants, coffee shops, and boutiques. When you're home, relax and grill poolside while taking in gentle coastal breezes and views of the rolling hilltops.

Inside, the efficient floor plan includes three bedrooms and is highlighted by a wood-burning fireplace, a custom reclaimed-wood bar, a spacious kitchen, a beautifully tiled primary bathroom, and an attached two-car garage. Large windows bring in abundant natural light and connect the living spaces to the outdoors, creating a relaxed, inviting atmosphere throughout.

Enjoy views of the surrounding hills and the



feel of casual coastal living in this ideally situated home. With highly rated schools, miles of trails, great restaurants, beautiful beaches, and top-tier resorts nearby, this property offers a rare opportunity to embrace the true Southern California lifestyle - all without HOA restrictions.

Built in 1965

Essential Information

MLS® #	OC25233127
Price	\$1,500,000
Bedrooms	3
Bathrooms	2.00
Full Baths	2
Square Footage	1,425
Acres	0.20
Year Built	1965
Type	Residential
Sub-Type	Single Family Residence
Style	Ranch
Status	Closed
Listing Agent	Paul Brutoco
Listing Office	Engel & Volkers Dana Point

Community Information

Address	32602 Deadwood Drive
Area	DO - Del Obispo
Subdivision	Capistrano Heights (CHT)
City	San Juan Capistrano
County	Orange
Zip Code	92675

Amenities

Utilities	Electricity Connected, Natural Gas Connected, Water Connected, Sewer Connected
Parking Spaces	7
Parking	Boat, Direct Access, Driveway, Garage, RV Access/Parking, RV Potential

# of Garages	2
Garages	Boat, Direct Access, Driveway, Garage, RV Access/Parking, RV Potential
View	City Lights, Hills, Mountain(s)
Waterfront	Ocean Side Of Freeway
Has Pool	Yes
Pool	Private

Exterior

Exterior	Brick, Concrete, Drywall, Stucco
Exterior Features	Barbecue
Lot Description	TwoToFiveUnitsAcre, Back Yard, Corner Lot, Garden, Rectangular Lot, Yard
Roof	Shingle
Construction	Brick, Concrete, Drywall, Stucco
Foundation	Slab

Interior

Interior	Laminate
Interior Features	All Bedrooms Down, Bar, Bedroom on Main Level, Ceiling Fan(s), Dry Bar, Granite Counters, Main Level Primary, Primary Suite
Appliances	Free-Standing Range, Gas Range, Microwave, Range Hood, Refrigerator
Heating	Central
Cooling	Central Air
Fireplace	Yes
Fireplaces	Living Room
# of Stories	1
Stories	One

School Information

District	Capistrano Unified
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Additional Information

Date Listed	October 6th, 2025
Days on Market	8
Short Sale	N
RE / Bank Owned	N

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