

\$1,175,000 - 113 Via Breve # 23, San Clemente

MLS® #PTP2504807

\$1,175,000

2 Bedroom, 2.00 Bathroom, 1,250 sqft
Residential on 4 Acres

Bay Cliff Village (BV), San Clemente,

Refined Coastal Living in the 55+ Bay Cliff
Village!



Built in 1963

Essential Information

MLS® #	PTP2504807
Price	\$1,175,000
Bedrooms	2
Bathrooms	2.00
Full Baths	2
Square Footage	1,250
Acres	3.92
Year Built	1963
Type	Residential
Sub-Type	Single Family Residence
Status	Closed
Listing Agent	Ever Eternity
Listing Office	Pacific Sotheby's Int'l Realty

Community Information

Address	113 Via Breve # 23
Area	SN - San Clemente North
Subdivision	Bay Cliff Village (BV)
City	San Clemente
County	Orange
Zip Code	92672

Amenities

Amenities	Clubhouse
-----------	-----------

Parking Spaces	1
# of Garages	1
View	Neighborhood
Waterfront	Ocean Side Of Freeway
Pool	None
Security	Carbon Monoxide Detector(s), Smoke Detector(s)

Exterior

Lot Description	Front Yard, Landscaped, Level
-----------------	-------------------------------

Interior

Interior Features	Breakfast Bar, Separate/Formal Dining Room, All Bedrooms Down, Main Level Primary
Appliances	Dishwasher, Gas Range, Microwave, Refrigerator
Heating	Forced Air
Cooling	Central Air
Fireplace	Yes
Fireplaces	Living Room
# of Stories	1
Stories	One

School Information

District	Capistrano Unified
----------	--------------------

Additional Information

Date Listed	June 26th, 2025
Days on Market	22
Zoning	R1
Short Sale	N
RE / Bank Owned	N

Based on information from California Regional Multiple Listing Service, Inc. as of April 21st, 2026 at 5:45am PDT. This information is for your personal, non-commercial use and may not be used for any purpose other than to identify prospective properties you may be interested in purchasing. Display of MLS data is usually deemed reliable but is NOT guaranteed accurate by the MLS. Buyers are responsible for verifying the accuracy of all information and should investigate the data themselves or retain appropriate professionals. Information from sources other than the Listing Agent may have been included in the MLS data. Unless otherwise specified in writing, Broker/Agent has not and will not verify any information obtained from other sources. The Broker/Agent providing the information contained herein may or may not have been the Listing and/or Selling Agent.