

\$1,595,000 - 17 Calle Frutas, San Clemente

MLS® #LG24228450

\$1,595,000

3 Bedroom, 3.00 Bathroom, 2,478 sqft
Residential on 0 Acres

Escala (ESCL), San Clemente,

Enjoy the vibrant Talega lifestyle in this meticulously maintained and upgraded home nestled in the desirable Escala neighborhood. Situated on an interior cul-de-sac, this residence offers both privacy and proximity to Talega's extensive amenities, including multiple pools, tennis courts, a championship golf course, sports courts, and scenic mountain biking trails. Plus, you're just moments away from San Clemente's world-class surfing beaches.

This must-see home boasts gorgeous wood floors, abundant natural light, and an open floor plan that seamlessly connects indoor and outdoor living spaces, perfect for entertaining on the expansive backyard patio. The home exudes warmth and charm, with numerous upgrades and amenities that ensure comfort and style including the 4.8 KW solar system and new HVAC system.

Explore the attached floor plan, enjoy the stunning photos, and schedule your visit today to experience this incredible home in person. Don't miss the opportunity to be part of the Talega community, with its top-rated schools, shopping, dining, and beaches.

Built in 2004

Essential Information

MLS® #	LG24228450
Price	\$1,595,000



Bedrooms	3
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	2,478
Acres	0.10
Year Built	2004
Type	Residential
Sub-Type	Single Family Residence
Style	Traditional
Status	Closed
Listing Agent	John Trevino
Listing Office	Compass

Community Information

Address	17 Calle Frutas
Area	TL - Talega
Subdivision	Escala (ESCL)
City	San Clemente
County	Orange
Zip Code	92673

Amenities

Amenities	Barbecue, Picnic Area, Pool, Spa/Hot Tub
Utilities	Cable Connected, Electricity Connected, Natural Gas Connected, Sewer Connected, Water Connected
Parking Spaces	4
Parking	Concrete, Direct Access, Driveway, Garage
# of Garages	2
Garages	Concrete, Direct Access, Driveway, Garage
View	None
Has Pool	Yes
Pool	Community, Association
Security	Carbon Monoxide Detector(s), Smoke Detector(s)

Exterior

Exterior	Concrete, Stucco
Exterior Features	Rain Gutters
Lot Description	Cul-De-Sac

Windows	Blinds, Double Pane Windows
Roof	Spanish Tile
Construction	Concrete, Stucco
Foundation	Slab

Interior

Interior	Carpet, Wood
Interior Features	Ceiling Fan(s), Granite Counters, Recessed Lighting, All Bedrooms Up, Loft
Appliances	SixBurnerStove, Built-In Range, Dishwasher, Disposal, Gas Range, Gas Water Heater, Microwave, Refrigerator, Range Hood
Heating	Central
Cooling	Central Air
Fireplace	Yes
Fireplaces	Living Room
# 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	November 5th, 2024
Days on Market	14
Short Sale	N
RE / Bank Owned	N

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