

# \$3,499,000 - 34731 Calle Ramona, Dana Point

MLS® #OC24042790

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## \$3,499,000

5 Bedroom, 5.00 Bathroom, 4,157 sqft  
Residential on 0 Acres

Palisades (PS), Dana Point,

Introducing an exquisite, newly remodeled beach house spanning 4,157 square feet of luxurious living space. Meticulously reimaged and redesigned, this home seamlessly blends modern contemporary style with farmhouse elegance. Crafted with the utmost attention to detail, no expense was spared in creating this top-tier remodel. The interior boasts an airy and bright ambiance, featuring high ceilings and stunning French oak flooring throughout. With five spacious bedrooms plus an office, along with 4.5 exquisite bathrooms, this custom ocean view home is truly an entertainer's delight.

The gourmet kitchen showcases top-of-the-line appliances, custom cabinetry, and a magnificent center island. It opens to an expansive living room complete with a fireplace. From the family room, wall-to-wall La Cantina folding glass doors create a seamless transition to the back patio and BBQ island area. On the main level, you'll find a beautiful en-suite bedroom, an office (which could serve as a sixth bedroom), a powder room, and an oversized laundry/utility room. Illuminated steps lead to the upper level, where an open loft area awaits—perfect for a second office or library.

Upstairs, two more gorgeous en-suite bedrooms are complemented by two additional bedrooms served by an exquisite Jack and Jill bathroom. The 250-square-foot ocean view rooftop deck provides a serene retreat for relaxation or entertaining. From this spacious



deck, enjoy commanding views of the Pacific Ocean, Catalina Island, and sparkling city lights from Dana Point to San Clemente and beyond. Towards the rear of the property, a fully finished two-car garage includes a workshop or storage area . The driveway, spanning over 100 feet, easily accommodates an RV, boat, or multiple vehicles. Set on an elevated spacious lot, this amazing opportunity is located in the scenic and highly sought-after Palisades area. Neighboring picturesque Pines Park and mere minutes away from pristine golden sandy beaches and Dana Point Harbor, this property is an absolute must-see !

Built in 2011

### **Essential Information**

MLS® #	OC24042790
Price	\$3,499,000
Bedrooms	5
Bathrooms	5.00
Full Baths	4
Half Baths	1
Square Footage	4,157
Acres	0.19
Year Built	2011
Type	Residential
Sub-Type	Single Family Residence
Style	Contemporary, Craftsman
Status	Closed
Listing Agent	Louis Dillon
Listing Office	Coldwell Banker Realty

### **Community Information**

Address	34731 Calle Ramona
Area	CB - Capistrano Beach
Subdivision	Palisades (PS)
City	Dana Point
County	Orange

Zip Code 92624

## Amenities

Utilities Cable Available, Electricity Connected, Natural Gas Available, Sewer Connected, Water Connected

Parking Spaces 9

Parking Boat, Concrete, Door-Multi, Driveway Level, Electric Vehicle Charging Station(s), Garage Faces Front, Garage, Oversized, RV Access/Parking, Workshop in Garage

# of Garages 2

Garages Boat, Concrete, Door-Multi, Driveway Level, Electric Vehicle Charging Station(s), Garage Faces Front, Garage, Oversized, RV Access/Parking, Workshop in Garage

View Catalina, City Lights, Coastline, Marina, Neighborhood, Ocean, Panoramic, Trees/Woods, Water

Waterfront Ocean Side Of Freeway

Pool None

Security Carbon Monoxide Detector(s), Fire Detection System, Smoke Detector(s), Security Lights

## Exterior

Exterior Features Lighting

Lot Description TwoToFiveUnitsAcre, Front Yard, Landscaped, Sprinkler System, Walkstreet

Windows Double Pane Windows

Roof Composition

Foundation Raised, Slab

## Interior

Interior Wood

Interior Features Balcony, Ceiling Fan(s), High Ceilings, In-Law Floorplan, Living Room Deck Attached, Open Floorplan, Stone Counters, Recessed Lighting, Bedroom on Main Level, Entrance Foyer, French Door(s)/Atrium Door(s), Jack and Jill Bath, Loft, Main Level Primary, Multiple Primary Suites, Primary Suite, Utility Room, Walk-In Closet(s)

Appliances SixBurnerStove, Built-In Range, Double Oven, Electric Range, Gas Range, Gas Water Heater, High Efficiency Water Heater, Microwave, Refrigerator, Range Hood, Self Cleaning Oven, Tankless Water Heater, Vented Exhaust Fan, Water To Refrigerator, Water Heater

Heating Central, Forced Air

Cooling Central Air, Dual, Zoned

Fireplace Yes

Fireplaces	Living Room
# of Stories	2
Stories	Two

### **School Information**

District	Capistrano Unified
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### **Additional Information**

Date Listed	March 2nd, 2024
Days on Market	78
Short Sale	N
RE / Bank Owned	N

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