

\$1,999,000 - 2425 Via Mero, San Clemente

MLS® #OC24138543

\$1,999,000

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

Signal Point (SIG), San Clemente,

Behind the gates of Marblehead, sitting perfectly at the end of a quiet cul-de-sac is this pristine residence waiting to welcome you home. It's not very often you get the trifecta of being in Marblehead, end of cul-de-sac and a pool home! This property exudes personality and will win you over the moment you arrive. With its long oversized driveway, spacious front yard with grassy area and off street placement giving it privacy; the first impression will be a lasting one. Once inside you'll be greeted by the inviting living room and formal dining space boasting dramatic high ceilings, extensive windows allowing in the natural light, along with gorgeous custom stone flooring. The interior was just recently painted with a calming designer warm white paint to give it that fresh coastal feel. The fully remodeled chef's kitchen features timeless granite counters and crisp white subway tiles. Highlighting the space is a generous island with seating that has been newly decked out in a complimentary stunning quartz. Cooking tonight?? Well you are covered with the top of the line Viking gas stove top and stainless appliances. Let's not forget the "walk in" pantry. The cherry on top is the adjacent eating space and cozy family room for gathering around the welcoming fireplace. The eye catching built in storage and media cabinet was recently added to complete the space. Downstairs also features a main floor bedroom/ currently an office and adjacent full bath. Custom crown



molding and baseboards are also adding to the upscale character of the home. Upstairs youâ€™ll be welcomed by fresh new carpet, a large loft space with built in desk, perfect for working remote or maybe a homeschool setting. Two secondary spacious bedrooms, an upstairs laundry with a sink and a secondary bath, are ready to meet all your needs. To complete the upstairs is the attractive primary suite with two walk in closets and an updated primary bath with a double vanity. Ready for a vacation? then step outside the french doors just off the kitchen to your resort like pool, jacuzzi, built in BBQ, palapa and bar area with ample space. End the day gathering around the fire pit with seating to accommodate all your guests. A captivating community, Marblehead is 24 hour guard gated, walk to elementary school, parks, tennis. Close to the beach, world class surfing, shopping, entertainment and all the things San Clemente, the Spanish Village By the Sea, offers its community. Welcome to the neighborhood!

Built in 1995

Essential Information

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|----------------|-------------------------|
| MLS® # | OC24138543 |
| Price | \$1,999,000 |
| Bedrooms | 4 |
| Bathrooms | 3.00 |
| Full Baths | 3 |
| Square Footage | 2,763 |
| Acres | 0.14 |
| Year Built | 1995 |
| Type | Residential |
| Sub-Type | Single Family Residence |
| Style | Spanish, Traditional |
| Status | Closed |
| Listing Agent | Julie Merlino |

Listing Office Distinctive Coast Properties

Community Information

Address 2425 Via Mero
Area MH - Marblehead
Subdivision Signal Point (SIG)
City San Clemente
County Orange
Zip Code 92673

Amenities

Amenities Maintenance Grounds, Management, Guard, Security
Utilities Cable Available, Electricity Connected, Natural Gas Connected, Sewer Connected, Water Connected
Parking Spaces 3
Parking Concrete, Door-Multi, Direct Access, Driveway Level, Driveway, Garage, Oversized
of Garages 3
Garages Concrete, Door-Multi, Direct Access, Driveway Level, Driveway, Garage, Oversized
View Neighborhood, Peek-A-Boo, Trees/Woods
Has Pool Yes
Pool Gas Heat, In Ground, Private
Security Carbon Monoxide Detector(s), Gated with Attendant, 24 Hour Security, Smoke Detector(s)

Exterior

Exterior Stucco
Exterior Features Awning(s), Fire Pit
Lot Description Back Yard, Cul-De-Sac, Sprinklers In Rear, Sprinklers In Front, Lawn, Level, Near Park, Near Public Transit, Sprinklers Timer, Sprinkler System, Street Level, Yard
Windows Blinds, Plantation Shutters, Screens
Roof Concrete
Construction Stucco
Foundation Slab

Interior

Interior Carpet, Stone
Interior Features Breakfast Bar, Built-in Features, Crown Molding, Cathedral Ceiling(s),

Separate/Formal Dining Room, Eat-in Kitchen, High Ceilings, Pantry, Quartz Counters, Recessed Lighting, Two Story Ceilings, Bedroom on Main Level, Loft, Primary Suite, Walk-In Pantry, Walk-In Closet(s)

| | |
|--------------|---|
| Appliances | Convection Oven, Dishwasher, Electric Oven, Gas Cooktop, Disposal, Gas Water Heater, Microwave, Range Hood, Self Cleaning Oven, Water To Refrigerator |
| Heating | Forced Air, Fireplace(s) |
| Cooling | Central Air |
| Fireplace | Yes |
| Fireplaces | Gas Starter, Living Room |
| # of Stories | 2 |
| Stories | Two |

School Information

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|------------|--------------------|
| District | Capistrano Unified |
| Elementary | Marblehead |
| Middle | Shorecliff |
| High | San Clemente |

Additional Information

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|-----------------|-----------------|
| Date Listed | July 12th, 2024 |
| Days on Market | 9 |
| Short Sale | N |
| RE / Bank Owned | N |

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