

# **\$1,628,000 - 2010 Via Vina, San Clemente**

MLS® #OC24143744

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## **\$1,628,000**

5 Bedroom, 3.00 Bathroom, 2,618 sqft  
Residential on 0 Acres

Flora Vista (FV), San Clemente,

Nestled within the Flora Vista community, this inviting five bedroom, three bath home is a true gem. Upon entering you are greeted to a striking two story vaulted formal entry, living room and dining room with a beautiful staircase. This light and bright home has a family room that opens out to one the best backyards in the Flora Vista neighborhood. The oversized yard backs the lush green HOA maintained hillside, with a view of homes on nearby hills. Enjoy the privacy and peaceful nature of this low maintenance and spacious yard.

The beautiful newly carpeted, freshly painted interior features remodeled bathrooms. This home has been Pex re-piped, and includes a security system and fire sprinklers throughout. There is a downstairs bedroom, currently being used as an office, and a full bath, as well as an indoor laundry room. The oversized primary suite is upstairs with vaulted ceilings, abundant windows, and a retreat area with dual walk-in closets. The spa like bathroom has a walk-in shower and separate jetted tub. There are three additional roomy bedrooms upstairs.

The 3-car direct access garage can accommodate extra storage needs. This wonderful home is close to award winning elementary and middle schools, parks, hiking trails, local restaurants, famous San Clemente beaches and pier and the Dana Point Harbor.

Built in 1994



## Essential Information

MLS® #	OC24143744
Price	\$1,628,000
Bedrooms	5
Bathrooms	3.00
Full Baths	3
Square Footage	2,618
Acres	0.21
Year Built	1994
Type	Residential
Sub-Type	Single Family Residence
Style	Traditional
Status	Closed
Listing Agent	Kathleen Reily-dixon
Listing Office	Realty One Group West

## Community Information

Address	2010 Via Vina
Area	FR - Forster Ranch
Subdivision	Flora Vista (FV)
City	San Clemente
County	Orange
Zip Code	92673

## Amenities

Amenities	Maintenance Grounds, Picnic Area
Utilities	Cable Available, Cable Connected, Electricity Available, Electricity Connected, Natural Gas Available, Natural Gas Connected, Phone Available, Sewer Available, Sewer Connected, Underground Utilities, Water Available, Water Connected
Parking Spaces	3
Parking	Door-Multi, Direct Access, Garage Faces Front, Garage, Garage Door Opener
# of Garages	3
Garages	Door-Multi, Direct Access, Garage Faces Front, Garage, Garage Door Opener
View	Park/Greenbelt, Hills, Neighborhood, Trees/Woods
Pool	None
Security	Prewired, Carbon Monoxide Detector(s), Fire Sprinkler System, Smoke Detector(s)

## Exterior

Exterior	Stucco
Lot Description	Back Yard, Front Yard, Gentle Sloping, Landscaped, Near Park, Sprinkler System, Yard
Windows	Blinds, Double Pane Windows, Screens, Roller Shields
Roof	Tile
Construction	Stucco
Foundation	Slab

## Interior

Interior	Carpet, Stone, Tile
Interior Features	Breakfast Bar, Cathedral Ceiling(s), Separate/Formal Dining Room, High Ceilings, Open Floorplan, Stone Counters, Tile Counters, Two Story Ceilings, Bedroom on Main Level, Primary Suite, Walk-In Closet(s)
Appliances	Double Oven, Dishwasher, Gas Cooktop, Disposal, Ice Maker, Refrigerator, Range Hood, Vented Exhaust Fan, Dryer, Washer
Heating	Central
Cooling	Central Air
Fireplace	Yes
Fireplaces	Family Room
# of Stories	1
Stories	Two

## School Information

District	Capistrano Unified
Elementary	Truman Benedict
Middle	Bernice
High	San Clemente

## Additional Information

Date Listed	July 9th, 2024
Days on Market	15
Short Sale	N
RE / Bank Owned	N

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