2157 Via Aguila, San Clemente, CA 92673 (MLS # S628556)
















$828,800
2,120 sq ft, 4 beds
1 full, 2 part baths
Lot size: n/a
Year Built: 1988

Garage Spaces: 2.0
Tract: Hlv
Community: Marblehead
County: Orange
Total Parking: 2
Last Updated: 11/30/2010

Panoramic Catalina, Dana Pt, ocean & sunset views from pristinely cared for 4 bd 2.5 ba home on cul de sac street in 24 hr guard gated community. Many upgrades throughout. The kitchen features maple cabinets, granite counter, recessed lighting, walk-in panty & garden window. Built-in entertainment center family rm. Beautiful Brazilian hardwood floors fam rm & nook. The living rm has lot's of windows (dual pane throughout), custom shutters, crown molding & plush carpet. Two Fireplaces both gas or wood burning- living & fam rms. Staircase has hardwood rail & stairs w/carpet inserts. Spacious master features bay window seat, cathedral ceilings, fully organized walk-in closet & luxurious bath. Master bath has travertine flrs, tumbled marble, over-sized walk-in shower & dual vanities w/granite counters. Secondary bedrooms are good size & one has built-in bookcases (closet removed. Lovely, manicured yard enjoys covered patio, fountain & grass area. Pano, sit-down views both flrs & yard.

Property Details

Building Size: 2120
CARETS Listing Status: Active
Total Floors: 2
Bath Half: 1
Bath Three Quarter: 1
HOAFee2: 19.0
Builders Name: Lusk
Builders Tract Name: Highland Light Village
Cross Streets: Pico/Frontera
Tax Parcel Number: 93641159
Entry Floor Number: 1
Units Total In Complex: 0
Bath Full: 1
Bath One Quarter: 0
HOAFee1: 224.0
Builders Model Name: Plan 4
Builders Tract Code: HLV
Garage Spaces Total: 2
Will Consider Lease YN: N
Builders Model Code: D

eVantage Real Estate
License #: 01246968
Office: 949-388-3396
Info@eVantageRE.com
www.eVantageRE.com



(position on map may not be exact)

Additional Features

Appliances / Dishwasher, Garbage Disposal
Bathroom Features / Double Vanity(s), Low Flow Toilet(s)
Common Walls / Detached/No Common Walls
Cooling Type / Ceiling Fan(s), Central A/C
Entry Location / Ground Level w/steps
Fence / Vinyl Fence
Fireplace Features / Brick (N), Fireplace - Glass Doors (N)
Floor Material / Carpet - Partial (N), Hardwood
HOAFee Frequency1 / Monthly
Land Lease Type / Fee
Listing Terms / Cash, Cash To New Loan
Lot Description / Lot-Level/Flat
Association Fees Include / Insurance Paid
Bedroom Features / All Bedrooms Up
Building Structure Style / Cape Cod
Cooking Appliances / Cooktop - Electric, Microwave
Disability Access / None (N)
Eating Areas / Breakfast Nook, Formal Dining Rm
Exterior Construction / Stucco
Fire Place Fuel / Gas & Wood
Fireplace Rooms / Family Room, Living Room
Garage Spaces Total / 2
Heating Type / Forced Air
Interior Features / Built-In Bookcases (N), Cathedral-Vaulted Ceilings, Crown Moldings, Living Room Entry (N), Recessed Lighting
Legal Disclosures / CC and R
ListingAgreement / Exclusive Right To Sell/Lease
Other Structural Features / Full Copper Plumbing

Parking Features / Direct Garage Access, Driveway	Patio Features / Covered
	Pool Descriptions / No Pool
Roofing / Concrete Tile	Security Safety / Fire and Smoke Detection System, Fire Sprinklers, Gated Community, Gated Community with Guard
ServiceLevel / Full Service	Sewer / Connected & Paid, In
Spa Descriptions / None	Sprinklers / Sprinkler Timer
Square Footage Source / Builder	Stories / Two Level
Tax Mello Roos / No	TVServices / Cable TV
View / Catalina View, City Lights View, Harbor View, Ocean View, Panoramic View, Water View	Water / District/Public (N)
	Windows / Double Pane Windows, Window Shutters
Year Built Source / Appraiser	

Listing provided courtesy of Listing provided courtesy of Patricia Payne, Realty Executives OC Coastal
Date printed: 12/30/2010