# Residential For Sale

1,759 Sqft - 31977 Paseo Bridel, San Juan Capistrano, California, 92675









#### Basic Details

| Status:                   | Active                     |  |
|---------------------------|----------------------------|--|
| Listing Type:             | For Sale                   |  |
| Property Type:            | Residential                |  |
| Property<br>SubType:      | Single Family<br>Residence |  |
| Price:                    | \$1,398,000                |  |
| Price Per Square<br>Foot: | \$795                      |  |
| Square Footage:           | 1,759 Sqft                 |  |
| Lot Area:                 | 0.05 Sqft                  |  |
| Year Built:               | 2023                       |  |
| View:                     | Mountain(s)                |  |
| Bedrooms:                 | 3                          |  |
| Bathrooms:                | 3                          |  |
| Bathrooms<br>(Full):      | 2                          |  |
| Bathrooms (1/2):          | 1                          |  |
| Country:                  | US                         |  |
| State:                    | California                 |  |
| County:                   | Orange                     |  |
| City:                     | San Juan<br>Capistrano     |  |
|                           |                            |  |

#### Features

| Association:         |                        | 1  |
|----------------------|------------------------|--|
| Senior<br>Community: |                        | 0  |
| $\sqrt{}$            | Common Walls:          | No Common Walls  |
| Stor                 | ies:                   | 2  |
| $\sqrt{}$            | Community<br>Features: | Sidewalks, Hiking, Curbs,<br>Biking, Urban   |
| $\sqrt{}$            | Amenities:             | Barbecue, Outdoor<br>Cooking Area, Picnic<br>Area, Maintenance<br>Grounds, Biking Trails |
| Atta                 | chedGarage             | 1  |
| $\sqrt{}$            | Parking:               | 2.00   |
| $\sqrt{}$            | Parking:               | Direct Garage Access,<br>Garage - Two Door   |
| $\sqrt{}$            | Fireplace:             | Living room  |
| $\sqrt{}$            | Lot Features:          | Back Yard  |
| $\sqrt{}$            | Patio:                 | Brick  |
| Entr                 | y Level:               | 1  |
| $\sqrt{}$            | Laundry:               | Individual Room, Upper<br>Level  |
| $\sqrt{}$            | Room Type:             | Living Room, Loft, Walk-   |

| Zipcode:    | 92675      |
|-------------|------------|
| Listing ID: | OC23196210 |

in Closet, Kitchen, Laundry, All Bedrooms Up, Great Room, Bonus Room, Primary Suite, Primary Bathroom

| √ Floorin               | g:          | Wood, Carpet  |
|-------------------------|-------------|---|
| √ Window                | v Features: | Double Pane Windows,<br>Blinds, Custom Covering   |
| √ Entry I               | ocation:    | Steps   |
| √ Interior              | Features:   | Open Floorplan  |
| Main Level 1 Bathrooms: |             |   |
| √ Heating               | g System:   | Central   |
| √ Cooling               | J System:   | Central Air   |
| √ Utilitie              | S:          | Electricity Available,<br>Water Available, Cable<br>Available, Sewer<br>Available       |
| √ Water                 | Source:     | Public  |
| √ Sewer:                |             | Sewer Paid  |
| √ Appliar               | aces:       | Dishwasher, Disposal, Built-in Range, Microwave, Gas Oven, Convection Oven, Gas Cooktop |

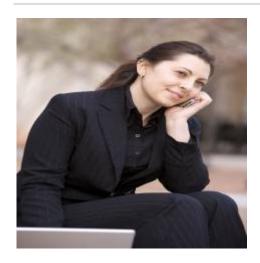
### MLS Addon

|                | ciation Fee<br>uency:  | Monthly  |
|----------------|------------------------|--|
| Parcel Number: |                        | 66113132   |
| Lot S<br>Feet: | Size Square            | 2,000 Sqft   |
| TaxA<br>nt:    | nnualAmou              | <b>\$0</b>   |
| Asso           | ciation Fee:           | \$270  |
| $\sqrt{}$      | RoomKitchenFeatu res:  | Kitchen Island, Quartz<br>Counters                 |
| $\sqrt{}$      | RoomBathroomFeat ures: | Walk-in Shower, Double<br>Sinks In Bath(s), Vanity |

Area, Tile Counters, Double Sinks In Primary Bath

| Garage Spaces:                | 2                  |
|-------------------------------|--------------------|
| High School:                  | San Juan Hills     |
| High School 2:                | Sajuhi             |
| Middle Or Junior<br>School:   | Marco Forester     |
| Elementary<br>School:         | Ambuehl            |
| High School<br>District:      | Capistrano Unified |
| Levels:                       | Two                |
| √ EatingArea:                 | Dining Room        |
| Taxes:                        | <b>\$0</b>         |
| Guest House<br>SqFt:          | 0 Sqft             |
| Approx Lot SqFt:              | 0 Sqft             |
| √ Special Listing Conditions: | Standard           |

## Agent Info



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