

\$1,799,000 - 32374 Old Sage Drive, San Juan Capistrano

MLS® #OC22173927

\$1,799,000

4 Bedroom, 4.00 Bathroom, 2,555 sqft
Residential on 0 Acres

N/A, San Juan Capistrano, CA

LOCATION, LOCATION, LOCATION! The Farm Community is brand new and does NOT show up on Google Maps. This community is located right between the Armstrong Nursery and Harbor Point Church on Del Obispo.

Welcome to this newly constructed Caspian model 2 floor plan home located at the FARM, a master planned community in San Juan Capistrano that has NO "Mello-Roos." This home is situated on a large premium corner lot that offers amazing views of the surrounding hills tops from several locations throughout this home. Also, this home showcases a unique 2 story floor plan which features open space living, gourmet kitchen and a California room. The spacious, contemporary gourmet kitchen has an expansive center island which provides additional seating with a large quartz overhang. This bright, light and airy kitchen is complete with SMART luxury appliances which include stainless steel 6 burner WOLF gas range complete with professional hood, WOLF built-in gas oven, WOLF built-in microwave, Cove dishwasher, Sub zero stainless steel built in french door refrigerator/freezer. The kitchen center island overlooks the spacious dining/living areas which are illuminated by natural light shining thru the expansive windows. Sliding glass doors lead into the CA living area and large sized backyard. The home has a first level bedroom/bathroom as well as a multi-functional bonus room/library/office with tile flooring and new plush carpeting throughout the home. Master



suite features double vanities with Piedrafina counter tops, a huge walk-in shower with ceramic tile and tile floor, a large freestanding soaking tub, and an oversized walk-in closet with wood shelving and shoe racks. 2 additional large bedrooms/bathrooms are located on this upper level. Also, the laundry room is conveniently located on the upper level as well, which has tile flooring and other features which include recessed lighting and dual glazed windows with high performance low-E glass throughout the home. The home has a tankless water heater, hot water recirculation system and the 2 car garage has insulated garage doors and is equipped with a TESLA battery and wired for a Vehicle plug-in for your Electric Vehicles. This community has many amenities which includes a park, walking and horse trails, BBQ's with dining areas, a tot lot, and a private recreation facility with pool and spa. The FARM community is conveniently located just a short distance from beaches, the Dana Point harbor and award winning schools.

Built in 2022

Additional Information

City	San Juan Capistrano
County	Orange
Zip	92675
MLS® #	OC22173927
Bedrooms	4
Bathrooms	4
Square Ft	2,555
Lot Size	0.12
Neighborhood	N/A
Levels	Two
Garages	2
School District	Capistrano Unified
HOA Dues	\$249

HOA Dues Freq. Monthly

Listing Details

Listing Agent Wendy Kersh

Provided By: Beach Cities Real Estate

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