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ClementsGroupRE.com

CORONADO ISLAND

Picturesque Seaside Village

Prepared for Our Neighbors, Friends and Family

EVERY CORONADO HOME AT YOUR FINGERTIPS



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The Clements Group strives to provide the highest level of service to our clients. Offering the latest in technology is just one of the ways we do that.

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NEW CONSTRUCTION HOMES



1048 Isabella Avenue
4 BR / 4.5 BA / 4,183 esf
Offered at \$4,350,000

Isabella Coastal Homes

CORONADO, CALIFORNIA

Two of four new luxury homes just steps from Central Beach and the shops and fine dining on Orange Ave. Will be ready to move in June 2019!

The 3-level homes feature a coastal craftsman design, large roof decks with ocean views, media room, a chef's kitchen with large island, walk-in pantry and designer appliances, an elevator and much more.



1044 Isabella Avenue
3 BR / 4.5 BA / 3,233 esf
Call for Pricing



800 E Avenue
4 BR / 4.5 BA / 2,420 esf
Offered at \$2,599,000

Townhomes at E & Olive

Two new luxury townhomes will be ready to move in June 2019! Beautifully designed for Southern California's coastal lifestyle, these homes have amazing designer touches and meticulous attention to details.

The 3-level homes are finished with European wood floors, chef's kitchen with high-end appliances, built-ins and roof decks with Downtown San Diego skyline views.

Photos & Floor Plans @ EandOlive.com



801 Olive Avenue
3 BR / 3.5 BA / 1,996 esf
Offered at \$2,199,000



June 2019 Real Estate Report



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When You Want Your Home **SOLD**, Not Just Listed...
Call The Clements Group!
 We've Been A Leader in Coronado Real Estate For
 Over 20 Years and Are Ready to Help You!

Just Listed By The Clements Group

Can Be Sold Together to Make One 7,500 esf Lot



446 Adella Lane

Approx. 3,500 Sq. Ft. Lot

Come with your dreams and your builder to start planning your fabulous new beach home on this 3,500 plus square foot lot. Central location offers easy access on and off the bridge, close proximity to Spreckels Park to enjoy the summer concert series and the golf course.

Offered at \$1,195,000
446AdellaLn.com



447 A Avenue

2 BR / 1 BA / 1,305 esf

Bring your ideas, your builder & designer to transform this charming bungalow into your Coronado dream home! Home features open living spaces, fireplace & outdoor areas to enjoy Coronado's amazing weather all year round! Add a 2nd story & roof deck for potential Coronado Bridge & bay views!

Offered at \$1,499,000
447aAve.com



361 C Avenue

3 BR / 2.5 BA / 1,976 esf

Absolutely stunning modern beach house! Built in 2015 this beautiful home features an open concept with large family room, dining, and kitchen that flows to backyard patio perfect for entertaining. Roof deck is perfect place for evening sunset dinners to enjoy epic Downtown San Diego skyline views.

Offered at \$1,695,000
361CAve.com



\$1M Price Reduction

1100 Alameda Blvd.

5 BR / 6.5 BA / 7,200+ esf
Offered at \$5,995,000
1100Alameda.com



Det. Guest Suite

248 E Avenue.

6 BR / 6.5 BA / 6,000+ esf
Offered at \$3,995,000
248EAve.com



11,200+ Sq. Ft. Lot

735 Margarita Avenue

Build Your Dream Home Here!
Offered at \$3,295,000
735Margarita.com



Price Reduced

442 D Avenue

3+ BR / 3 BA / 1,400 esf
Offered at \$1,329,000
442DAve.com



Price Reduced

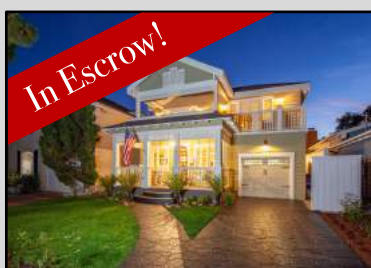
1133 1st Street #118

2 BR / 2 BA / 1,325 esf
Offered at \$1,233,000
ThePoint118.com



26 Half Moon Bend

3 BR / 2.5 BA / 1,665 esf
Offered at \$1,149,000
26HalfMoon.com



In Escrow!

712 Margarita Avenue

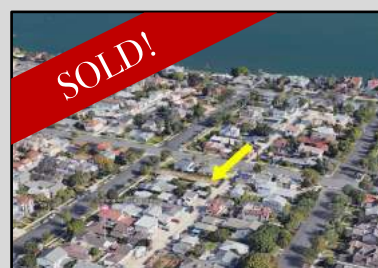
5 BR / 4 BA / 3,530 esf
Offered at \$3,199,000



In Escrow!

22 Bahama Bend

3 BR / 2.5 BA / 2,409 esf
Offered at \$1,280,000



SOLD!

213 H Avenue

Represented Sellers
Was offered at \$1,595,000



SOLD!

824 & 826 San Luis Rey

Represented Buyers
Was offered at \$1,695,000

What's New

Coronado Island Real Estate Market Activity

Homes Listed For Sale Between
5/1/2019 and 5/29/2019 (10 of 30)

Homes Recently Pending Between
5/1/2019 and 5/29/2019 (10 of 23)

Status	Property Type	Address	Location	Beds	Baths	Est. Sq. Ft.	List Price
ACT	ATT	864 E Ave	VILLAGE	2	2	992	\$833,000
ACT	ATT	553 F Avenue	VILLAGE	3	3	1,214	\$980,000
ACT	DET	26 Aruba Bend	CAYS	3	3	2,343	\$1,250,000
ACT	DET	447 A Avenue	VILLAGE	2	1	1,305	\$1,499,000
ACT	DET	361 C Ave	VILLAGE	3	3	1,976	\$1,695,000
ACT	ATT	1770 Ave. del Mundo #103	SHORES	2	3	1,668	\$2,295,000
ACT	ATT	800 E Avenue	VILLAGE	4	5	2,420	\$2,599,000
ACT	DET	735 B Avenue	VILLAGE	4	4	1,568	\$3,100,000
ACT	DET	631 A Avenue	VILLAGE	3	5	3,422	\$3,900,000
ACT	DET	211 Ocean Drive	VILLAGE	4	4	3,461	\$6,300,000

Status	Property Type	Address	Location	Beds	Baths	Est. Sq. Ft.	List Price
PEND	ATT	1820 Ave. Del Mundo 606	SHORES	1	1	1,200	\$895,000
PEND	DET	20 Catspaw Cape	CAYS	5	3	2,409	\$1,224,900 - \$1,259,900
PEND	ATT	1810 Ave. del Mundo 602	SHORES	2	2	1,126	\$1,295,000
PEND	DET	1520 Pendleton Road	VILLAGE	4	3	1,800	\$1,390,000
PEND	ATT	1830 Ave. del Mundo 1701	SHORES	2	2	1,165	\$1,575,000
PEND	DET	201 A Avenue	VILLAGE	4	2	1,587	\$1,699,000
PEND	DET	630 I Avenue	VILLAGE	3	2	1,654	\$1,900,000
PEND	ATT	1710 Ave. Del Mundo 504	SHORES	2	2	1,450	\$2,395,000
PEND	DET	1231 Alameda	VILLAGE	5	4	3,320	\$2,950,000
PEND	DET	804 I Avenue	VILLAGE	5	4	2,896	\$3,495,000

Homes Recently Sold Between 5/1/2019 and 5/29/2019 (10 of 28)

Status	Property Type	Address	Location	Beds	Baths	Estimated Square Feet	List Price	Sold Price
SOLD	ATT	82 Montego Ct	CAYS	2	3	1,471	\$799,000	\$775,000
SOLD	DET	80 Half Moon	CAYS	3	3	2,114	\$1,089,000	\$1,005,008
SOLD	DET	466 Orange Ave	VILLAGE	3	3	1,194	\$1,350,000	\$1,295,000
SOLD	DET	824 San Luis Rey Ave	VILLAGE	3	3	1,656	\$1,695,000	\$1,750,000
SOLD	DET	600 9Th St	VILLAGE	4	3	2,059	\$2,469,000	\$2,365,000
SOLD	DET	831 H Ave	VILLAGE	4	3	2,556	\$2,595,000	\$2,525,000
SOLD	ATT	1760 Ave. Del Mundo 1109	SHORES	3	3	1,669	\$2,750,000	\$2,400,000
SOLD	DET	1109 Pine Street	VILLAGE	5	6	4,093	\$3,900,000	\$3,500,000
SOLD	DET	201 Ocean Drive	VILLAGE	4	2	1,743	\$4,875,000	\$4,150,000
SOLD	DET	1014 Flora Ave	VILLAGE	5	7	6,130	\$4,988,000	\$4,750,000

The Clements Group represents the buyer and/or seller of properties highlighted in red.