

\$1,325,000 - 1862 Martinez Drive, Chula Vista

MLS® #NDP2607286

\$1,325,000

4 Bedroom, 4.00 Bathroom, 3,595 sqft

Residential on 0.16 Acres

Otay Ranch Village 2 South, Chula Vista, CA

PRICED \$100,000 BELOW RECENT APPRAISAL AN EXCEPTIONAL OPPORTUNITY! in a highly sought-after community of Otay Ranch. Luxury, energy independence, technology, and resort style outdoor living come together in this spacious 4-bedroom, 3.5-bath, 3,595-square-foot corner-lot home. A standout feature is the home's 40+ seller-owned solar panels paired with two battery backup systems, offering exceptional energy efficiency, added peace of mind, and long-term savings, fully paid off by seller. Step outside and discover a private backyard retreat designed to be enjoyed year-round. Lush custom tropical landscaping and elegant color-changing landscape lighting transform both the front and rear yards after sunset. Relax in the heated spa with waterfall, create instant shade with the remote controlled power awning, or entertain beneath the custom covered gazebo featuring a built-in gas BBQ with dedicated shut-off valve, sink, and bar seating. An outdoor fireplace creates the perfect gathering spot for cool evenings, while a large side-yard storage shed provides valuable additional storage. Summerland Park and the community pool are conveniently located catty-corner from the home, extending the outdoor lifestyle beyond your own backyard. Miles of beautifully maintained pedestrian paseos, jogging loops, and bike paths connect directly to the Otay Valley Regional Trail System, making it easy to walk, run, bike, and explore right from your



neighborhood. Inside, 3,595 square feet of thoughtfully designed living space offers luxury vinyl plank flooring, carpeting, elegant crown molding through

Built in 2019

Essential Information

MLS® #	NDP2607286
Price	\$1,325,000
Bedrooms	4
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	3,595
Acres	0.16
Year Built	2019
Type	Residential
Sub-Type	Detached
Status	Pending

Community Information

Address	1862 Martinez Drive
Area	CHULA VISTA (91913)
Subdivision	Otay Ranch Village 2 South
City	Chula Vista
County	San Diego
State	CA
Zip Code	91913

Amenities

Parking Spaces	4
# of Garages	2
View	Mountains/Hills,Neighborhood
Has Pool	Yes
Pool	Community/Common,Association

Interior

Interior Features	Recessed Lighting
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Appliances	Dryer,Washer
Cooling	Central Forced Air
Fireplace	Yes
Fireplaces	Patio/Outdoors,Gas
# of Stories	2
Stories	2 Story

Exterior

Lot Description	Corner Lot,Curbs,Sidewalks,Landscaped,Sprinklers In Front,Sprinklers In Rear
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School Information

District	Sweetwater Union High School Dis
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Fees

HOA Fees	\$78
HOA Frequency	Monthly
Mello Roos	\$6,359
Total Fees	\$607

Additional Information

Date Listed	August 3rd, 2026
Days on Market	26
Zoning	Residentia
Listing Office	eXp Realty of Southern CA

Listing Details

Listing Office	eXp Realty of Southern CA
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Listing information last updated on September 13th, 2026 at 7:54pm PDT