

\$4,995,000 - 1240 Berryman Canyon, Encinitas

MLS® #260006793

\$4,995,000

5 Bedroom, 5.00 Bathroom, 4,962 sqft
Residential

Enclave, Encinitas, CA

A rare opportunity to own a private compound in Encinitas with no HOA. Newly built and thoughtfully designed, this exceptional property features three stunning single-level structures. The main residence offers 3 bedrooms and 2.5 bathrooms with a bright, open-concept layout. Upon entry, you™re welcomed by soaring ceilings and an abundance of natural light. The chef™s kitchen is equipped with stainless steel appliances, a large island, and a spacious walk-in pantry, all flowing seamlessly into the family room™perfect for modern living and entertaining. The primary suite is a true showstopper, featuring high ceilings, abundant natural light, and a luxurious spa-inspired bathroom, along with a generous walk-in closet. Two additional bedrooms share a Jack-and-Jill bathroom, and a versatile loft completes the main home. Step outside to an incredible resort-style backyard, complete with a pool and BBQ area™ideal for entertaining and enjoying Southern California living. The detached guest house includes 1 bedroom, 1 bathroom, a full kitchen, and living area™perfect for visitors or extended stays. The third structure, located just off the pool, is currently designed as a pool house/game room and features a full bathroom with a steam shower and a walk-in closet. This flexible space can easily be converted into an additional bedroom, gym, or private retreat. Less than four miles from the beach and just minutes from shopping, restaurants, and major



freeways, this one-of-a-kind property offers the perfect blend of luxury and convenience.

Built in 2021

Essential Information

MLS® #	260006793
Price	\$4,995,000
Sold Price	\$4,995,000
Bedrooms	5
Bathrooms	5.00
Full Baths	4
Half Baths	1
Square Footage	4,962
Year Built	2021
Type	Residential
Sub-Type	Detached
Status	Closed

Community Information

Address	1240 Berryman Canyon
Area	ENCINITAS (92024)
Subdivision	Enclave
City	Encinitas
County	San Diego
State	CA
Zip Code	92024

Amenities

Parking Spaces	12
Parking	Attached
# of Garages	2
Has Pool	Yes
Pool	Below Ground

Interior

Appliances	Dishwasher, Disposal, Dryer, Fire Sprinklers, Garage Door Opener, Microwave, Pool/Spa/Equipment, Refrigerator, Washer, Gas Stove, Vented Exhaust Fan, Barbecue, Built-In, Counter Top, Gas Cooking
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Heating	Forced Air Unit
Cooling	Central Forced Air
Fireplace	Yes
Stories	1 Story

Exterior

Roof	Tile/Clay,Flat
Construction	Stucco

Additional Information

Date Listed	March 23rd, 2026
Date Sold	April 8th, 2026
Days on Market	3
Listing Office	Douglas Elliman of California, Inc.

Listing Details

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