

\$3,985,000 - 304 La Veta Ave, Encinitas

MLS® #260019874

\$3,985,000

4 Bedroom, 2.00 Bathroom, 2,756 sqft

Residential on 0.18 Acres

E, Encinitas, CA

Steps from the beach in one of Encinitas's™ most coveted coastal neighborhoods, this rare double-lot corner property west of Highway 101 offers an exceptional combination of location, lifestyle, and opportunity. Walk to Moonlight Beach, Stone Steps, downtown Encinitas, restaurants, coffee shops, and shopping in just minutes. This is an exceptionally flexible opportunity. You can take advantage of a shovel-ready development project that includes APPROVED plans for two stunning new homes with ADUs on two separate APNs (designed by Marcela & Logan architecture firm). With the subdivision and approved plans already in place, the difficult development work has been done. Or, you can move in as-is and enjoy the charming 4-bedroom house that offers character, history, and the unique double-lot-near-the-beach experience. Live in and enjoy the property today, create a one-of-a-kind coastal compound, or bring the approved vision to life with two exceptional new residences. Opportunities offering this combination of walkability, location and development potential are exceedingly rare in coastal Encinitas.

Built in 1945

Essential Information

MLS® # 260019874

Price \$3,985,000



Bedrooms	4
Bathrooms	2.00
Full Baths	2
Square Footage	2,756
Acres	0.18
Year Built	1945
Type	Residential
Sub-Type	Detached
Status	Active

Community Information

Address	304 La Veta Ave
Area	ENCINITAS (92024)
Subdivision	E
City	Encinitas
County	San Diego
State	CA
Zip Code	92024

Amenities

Parking Spaces	2
Parking	Detached
# of Garages	2
View	Neighborhood
Pool	N/K

Interior

Appliances	Dishwasher,Disposal,Dryer,Microwave,Range/Oven,Refrigerator,Washer,Freezer,Counter Top
Heating	Forced Air Unit
Cooling	N/K
Fireplace	Yes
# of Fireplaces	1
Fireplaces	FP in Family Room
Stories	2 Story

Exterior

Roof	Other/Remarks
Construction	Other/Remarks

School Information

District San Dieguito High School Distric

Fees

Other Fees \$0

Additional Information

Date Listed August 13th, 2026

Days on Market 22

Listing Office Compass

Listing Details

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