

\$2,995,000 - 752 Bracero Road, Encinitas

MLS® #260012039

\$2,995,000

3 Bedroom, 4.00 Bathroom, 1,846 sqft
Residential

Encinitas Highlands, Encinitas, CA

This .59 acre parcel is a strong candidate for SB-9, opening the door to a range of possibilities—potentially allowing for two primary residences, each with its own ADU, along with the flexibility to incorporate pools, expansive outdoor living, and view-oriented design. Whether envisioning a multi-generational compound, investment-driven buildout, or a custom coastal retreat, the upside here is compelling. Situated in one of Encinitas’s™ most desirable neighborhoods, 752 Bracero offers a rare opportunity to create a legacy coastal property while generating interim income from the existing residence. Ideally located near top-rated schools including Ocean Knoll Elementary, Oak Crest Middle School, San Dieguito Academy, and La Costa Canyon High School, the property provides exceptional convenience for families. Just minutes from Encinitas’s™ renowned beaches, the location embodies the best of coastal Southern California living. With the potential for ocean views through thoughtful second-story or elevated design, the property offers strong long-term lifestyle and investment appeal. The setting combines quiet residential charm with close access to shopping, dining, and the vibrant coastal culture that defines Encinitas. Renderings are conceptual only and provided for illustrative purposes. Buyers are advised to independently verify development potential, zoning, SB-9 eligibility, and school assignments with the City of Encinitas and



appropriate governing agencies. Renderings are purely conceptual. No plans or permits in place.

Built in 1953

Essential Information

MLS® #	260012039
Price	\$2,995,000
Bedrooms	3
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	1,846
Year Built	1953
Type	Residential
Sub-Type	Detached
Status	Active

Community Information

Address	752 Bracero Road
Area	ENCINITAS (92024)
Subdivision	Encinitas Highlands
City	Encinitas
County	San Diego
State	CA
Zip Code	92024

Amenities

Parking Spaces	2
Parking	Converted
View	Ocean
Pool	N/K

Interior

Appliances	N/K
Heating	Forced Air Unit
Cooling	N/K
Fireplace	Yes

# of Fireplaces	1
Fireplaces	Den
Stories	1 Story

Exterior

Roof	Composition
Construction	Stucco

Fees

Other Fees	\$0
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Additional Information

Date Listed	May 19th, 2026
Days on Market	140
Zoning	R3
Listing Office	Compass

Listing Details

Listing Office	Compass
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This information is deemed reliable but not guaranteed. You should rely on this information only to decide whether or not to further investigate a particular property. BEFORE MAKING ANY OTHER DECISION, YOU SHOULD PERSONALLY INVESTIGATE THE FACTS (e.g. square footage and lot size) with the assistance of an appropriate professional. You may use this information only to identify properties you may be interested in investigating further. All uses except for personal, non-commercial use in accordance with the foregoing purpose are prohibited. Redistribution or copying of this information, any photographs or video tours is strictly prohibited. This information is derived from the Internet Data Exchange (IDX) service provided by San Diego MLS®. Displayed property listings may be held by a brokerage firm other than the broker and/or agent responsible for this display. The information and any photographs and video tours and the compilation from which they are derived is protected by copyright. Compilation© 2026 San Diego MLS®, Inc

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