

\$1,999,999 - 1719 Azul Vista, San Marcos

MLS® #260014895

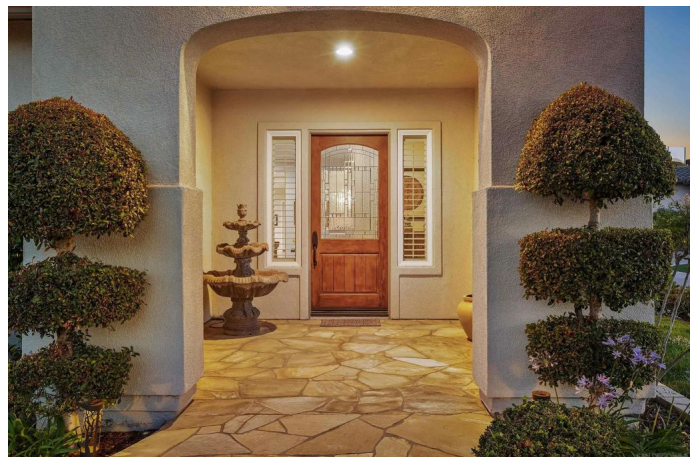
\$1,999,999

3 Bedroom, 3.00 Bathroom, 2,835 sqft

Residential

Varadera, San Marcos, CA

PRICE IMPROVEMENT! Welcome Home...nestled on a private cul-de-sac within the exclusive gated community of Varadero, this beautifully updated single-level residence offers 3 bedrooms, 2.5 baths, and 2,835 square feet of refined living space. Thoughtfully remodeled with timeless finishes, the home blends elegance, comfort, and effortless living in one of Lake San Marcos's™ most desirable neighborhoods. A welcoming courtyard entry leads to bright, open living spaces featuring rich hardwood flooring, plantation shutters, custom built-ins, designer lighting, and soaring ceilings. The spacious floor plan flows seamlessly from the formal living and dining areas to the expansive great room with fireplace, creating an ideal setting for both everyday living and entertaining. The kitchen opens to the family room and offers generous cabinetry, stone countertops, a center island, stainless steel appliances, and a casual dining area overlooking the private outdoor spaces. The spacious primary suite serves as a peaceful retreat with a spa-inspired bath, while two additional bedrooms provide flexibility for guests, a home office, or hobbies. Residents of Varadero enjoy access to a private community pool, spa, and clubhouse, while the HOA also includes the coveted Lake & Lodge Membership, providing access to lake amenities, pickleball and tennis courts, pools, dining, events, and the resort-lifestyle that makes Lake San Marcos so special. This is a



Special Interest Property (SIP)â€”offering fee simple real estate, your deed grants you outright ownership of the structure and the parcel.

Built in 2006

Essential Information

MLS® #	260014895
Price	\$1,999,999
Bedrooms	3
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	2,835
Year Built	2006
Type	Residential
Sub-Type	Detached
Style	Mediterranean/Spanish
Status	Pending

Community Information

Address	1719 Azul Vista
Area	SAN MARCOS (92078)
Subdivision	Varadera
City	San Marcos
County	San Diego
State	CA
Zip Code	92078

Amenities

Amenities	Tennis Courts,Biking/Hiking Trails,Gated Community,Golf,Pool,Spa/Hot Tub,Pickleball
Parking Spaces	4
Parking	Attached,Garage
# of Garages	2
Has Pool	Yes
Pool	Community/Common,Association,Heated,Fenced

Interior

Appliances	Dishwasher,Disposal,Fire Opener,Microwave,Refrigerator,Double Maker,Gas Range,Gas Cooking	Sprinklers,Garage Oven,Freezer,Gas	Door Oven,Ice
Heating	Forced Air Unit		
Cooling	Central Forced Air		
Fireplace	Yes		
# of Fireplaces	1		
Fireplaces	FP in Living Room,Gas		
Stories	1 Story		

Exterior

Roof	Tile/Clay,Spanish Tile
Construction	Stucco

Fees

HOA Fees	\$340
HOA Frequency	Monthly
Other Fees	\$0
Total Fees	\$340

Additional Information

Date Listed	June 19th, 2026
Days on Market	43
Zoning	R-1 SFR
Listing Office	Compass

Listing Details

Listing Office	Compass
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Listing information last updated on September 13th, 2026 at 6:09pm PDT