

# **\$1,780,000 - 1440 Bella Vista Drive, La Habra Heights**

MLS® #AR24254279

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## **\$1,780,000**

5 Bedroom, 4.00 Bathroom, 4,255 sqft  
Residential on 1 Acres

N/A, La Habra Heights,

Price Adjustment, Highly Motivated Seller.....

Discover the epitome of serene living in La Habra Heights with this remarkable property, offering an impressive 4,255 square feet of living space. This spacious home features 5 bedrooms and 4 bathrooms, perfectly arranged to provide both comfort and functionality. Nestled on a generous 48,332 square feet lot, the property boasts all usable land—a rare find in this hilly region.

The home's layout is ideal for both entertaining and everyday living, with ample space for large gatherings and intimate family moments alike. Surrounded by natural beauty and providing a high degree of privacy, this residence is more than just a house—it's a sanctuary.

The rear of the property features a gentle hillside, which offers excellent potential for various uses. This expansive lot invites endless possibilities for landscaping, outdoor activities, and even future expansions, catering to those who crave space and versatility. La Habra Heights is celebrated for its peaceful, semi-rural ambiance, offering a tranquil escape from the city's hustle and bustle while maintaining proximity to urban conveniences.

Experience the perfect blend of luxury and comfort in a neighborhood renowned for its picturesque settings and serene lifestyle.

Whether you're hosting guests or enjoying a quiet evening under the stars, this property is designed to accommodate your every need and desire. Embrace the opportunity to create



lasting memories in this exceptional La Habra Heights home.

Built in 1988

**Essential Information**

|                |                         |
|----------------|-------------------------|
| MLS® #         | AR24254279              |
| Price          | \$1,780,000             |
| Bedrooms       | 5                       |
| Bathrooms      | 4.00                    |
| Full Baths     | 4                       |
| Square Footage | 4,255                   |
| Acres          | 1.11                    |
| Year Built     | 1988                    |
| Type           | Residential             |
| Sub-Type       | Single Family Residence |
| Status         | Closed                  |
| Listing Agent  | Kuangkai Kuo            |
| Listing Office | In Realty Inc.          |

**Community Information**

|             |                        |
|-------------|------------------------|
| Address     | 1440 Bella Vista Drive |
| Area        | 88 - La Habra Heights  |
| Subdivision | N/A                    |
| City        | La Habra Heights       |
| County      | Los Angeles            |
| Zip Code    | 90631                  |

**Amenities**

|                |             |
|----------------|-------------|
| Parking Spaces | 3           |
| Parking        | Garage      |
| # of Garages   | 3           |
| Garages        | Garage      |
| View           | Mountain(s) |
| Pool           | None        |

**Exterior**

|                 |                     |
|-----------------|---------------------|
| Lot Description | Lot Over 40000 Sqft |
|-----------------|---------------------|

## Interior

|                   |  |
|-------------------|--|
| Interior Features | Separate/Formal Dining Room, Walk-In Closet(s), Entrance Foyer, Loft |
| Appliances        | Dishwasher, Gas Oven, Gas Range, Microwave                           |
| Heating           | Central  |
| Cooling           | Central Air  |
| Fireplace         | Yes  |
| Fireplaces        | Family Room  |
| # of Stories      | 2  |
| Stories           | Two  |

## School Information

|          |                            |
|----------|----------------------------|
| District | Fullerton Joint Union High |
|----------|----------------------------|

## Additional Information

|                 |                   |
|-----------------|-------------------|
| Date Listed     | January 9th, 2025 |
| Days on Market  | 16                |
| Zoning          | LHRA1*            |
| Short Sale      | N                 |
| RE / Bank Owned | N                 |

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