

# **\$949,000 - 1307 Hill Avenue, Fullerton**

MLS® #DW25167302

**\$949,000**

3 Bedroom, 2.00 Bathroom, 1,290 sqft

Residential on 0 Acres

Other, Fullerton,

Charming, Upgraded Oasis in the Heart of Fullerton!

Welcome to your eco-conscious dream home nestled in one of Fullerton's most desirable neighborhoods! This beautifully updated 3-bedroom, 2-bathroom gem offers 1,290 sq ft of stylish living space, all set on a generously sized lot with a backyard made for California living.

Step inside to discover refinished hardwood flooring that flows seamlessly through the open-concept layout, paired perfectly with fresh interior paint and an abundance of natural light streaming through brand-new energy-efficient windows. The chef's kitchen is a showstopper, featuring gleaming quartz countertops, a sleek energy-efficient dishwasher, and luxury vinyl tile flooring that brings both beauty and durability.

Both bathrooms have been fully refreshed with modern fixtures, while the brand new HVAC system and upgraded electrical panel ensure comfort and peace of mind year-round.

Outside, the home shines with an energy-efficient roof, paid-off solar panels, and a Tesla Powerwall backup system for sustainable living without compromise.

The newly poured driveway leads to a spacious 2-car garage and a charming front entry. Out back, enjoy your very own backyard



sanctuary â€” complete with mature avocado, sweet lime, and lemon trees, plus a thriving vegetable garden with a timer-operated drip irrigation system. An outdoor shed provides extra storage for your gardening tools or weekend projects.

This home is the perfect blend of smart upgrades, energy efficiency, and serene outdoor living. Whether you're relaxing under the fruit trees or hosting friends and family, this property has everything you need to live the Southern California lifestyle to the fullest.

Don't miss your chance to own this move-in-ready retreat in the heart of Fullerton â€” schedule your private tour today!  
**SELLERS ARE VERY MOTIVATED!**

Built in 1955

## **Essential Information**

MLS® #	DW25167302
Price	\$949,000
Bedrooms	3
Bathrooms	2.00
Full Baths	2
Square Footage	1,290
Acres	0.17
Year Built	1955
Type	Residential
Sub-Type	Single Family Residence
Status	Closed
Listing Agent	Christopher Zayas
Listing Office	Homequest Real Estate

## **Community Information**

Address	1307 Hill Avenue
Area	83 - Fullerton
Subdivision	Other

City	Fullerton
County	Orange
Zip Code	92833

## Amenities

Parking Spaces	2
# of Garages	2
View	Neighborhood
Pool	None

## Exterior

Lot Description	Back Yard, Front Yard, Sprinkler System
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## Interior

Interior Features	Quartz Counters
Heating	Central
Cooling	Central Air
Fireplace	Yes
Fireplaces	Living Room
# of Stories	1
Stories	One

## School Information

District	Fullerton Joint Union High
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## Additional Information

Date Listed	July 24th, 2025
Days on Market	29
Short Sale	N
RE / Bank Owned	N

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