

# **\$1,535,000 - 18320 Timberlane Drive, Yorba Linda**

MLS® #OC24211070

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## **\$1,535,000**

4 Bedroom, 2.00 Bathroom, 2,351 sqft  
Residential on 0 Acres

None, Yorba Linda,

Welcome to Your Dream Home in Yorba Linda! Nestled in a sought-after neighborhood on a private road near the beautiful Yorba Linda Lake Bed, this stunning home boasts gorgeous curb appeal and sits on a HUGE lot with RV access and ample parking. With a 3-car garage and a spacious driveway, you'll never run out of space for your vehicles! Step inside to discover a warm and inviting family kitchen with plenty of dining space, seamlessly connecting to the spacious family room that features a charming rock fireplace. French Oak wood flooring flows throughout the living and dining areas, enhancing the home's charm. The kitchen boasts elegant travertine floors, while the bathrooms feature porcelain tiles and granite countertops.

The family room is bright and cheerful, adorned with vaulted wood-beamed ceilings, large windows, and plantation shutters, providing a lovely view of the backyard. Enjoy the luxury of two remodeled bathrooms, both with dual sinks, and four generously sized bedrooms. For your comfort, this home includes new dual A/C and a paid solar system, along with an upgraded electrical panel. This property is equipped with a whole-house water filtration system, RV drain for black water, and beautiful driveway pavers and courtyard with hardscape lighting. The newly remodeled main bathroom adds a modern touch, while an iron gate offers privacy and security. Step outside to the backyard oasis, featuring a pergola with Spanish tile



roofing, a ceiling fan, and gorgeous interlocking pavers that surround the sparkling saltwater pool and spa. A lovely patio space off the family room makes this yard perfect for entertaining and relaxation. Located near top-rated schools, scenic local trails, and the new Yorba Linda Town Center, this home offers convenience and community. With a low association fee of just \$240 a year for private street maintenance, itâ€™s a must-see! Donâ€™t miss out on this incredible opportunityâ€”schedule your visit today!

Built in 1976

**Essential Information**

MLS® #	OC24211070
Price	\$1,535,000
Bedrooms	4
Bathrooms	2.00
Full Baths	2
Square Footage	2,351
Acres	0.34
Year Built	1976
Type	Residential
Sub-Type	Single Family Residence
Status	Closed
Listing Agent	Frank Newsome
Listing Office	1st Premier Properties

**Community Information**

Address	18320 Timberlane Drive
Area	85 - Yorba Linda
Subdivision	None
City	Yorba Linda
County	Orange
Zip Code	92886

**Amenities**

Amenities	Other
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Utilities	Natural Gas Available, Water Available
Parking Spaces	3
# of Garages	3
View	None
Has Pool	Yes
Pool	In Ground, Private, Salt Water
Security	Carbon Monoxide Detector(s), Smoke Detector(s)

## Exterior

Exterior	Copper Plumbing
Exterior Features	Barbecue, Lighting
Lot Description	Sprinkler System
Construction	Copper Plumbing
Foundation	Slab

## Interior

Interior Features	All Bedrooms Down, Beamed Ceilings, Block Walls, Eat-in Kitchen, Granite Counters
Appliances	Gas Oven, Gas Range, Microwave, Water Heater, Water Softener
Heating	Central, Fireplace(s), Natural Gas
Cooling	Central Air
Fireplace	Yes
Fireplaces	Family Room
# of Stories	1
Stories	One

## School Information

District	Placentia-Yorba Linda Unified
Elementary	Linda Vista
Middle	Yorba Linda
High	Esperanza

## Additional Information

Date Listed	October 10th, 2024
Days on Market	19
Short Sale	N
RE / Bank Owned	N

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