

\$719,000 - 3616 Louise Place, Fullerton

MLS® #OC25040258

\$719,000

3 Bedroom, 2.00 Bathroom, 1,074 sqft
Residential on 0 Acres

N/A, Fullerton,

Make no mistake. This is the charming opportunity you have been waiting for. If you blink too long, it will be gone. 1955 Ranch style treasure cared for by 1 and only owner family! Welcome through a private entry, gorgeous original front door to your cozy single level 3 bed/1.5 bath on a quiet street with clear parking. Coveted neighborhood in Fullerton with no HOA where people seemingly do not want to leave, so properties rarely become available. A home has not sold on the street in over 10 years! In this timeless area of mid-century homes, 1 bathroom properties are common, so the extra powder room is a bonus! The layout provides space to potentially expand the half bath to full with a shower. Bedrooms are good size and it would be straight-forward to modify 1 wall for opening the kitchen more to the dining area/living room.

Tranquil backyard has no rear neighbor and is a simple, perfect balance of covered patio and grass space. You can hear the birdsong throughout the day. Extra wide side yard comes with your own citrus tree and large barn-themed storage shed. There is also an extra fence to section off a dog run. Back gate makes trash pickup day a breeze!

Fullerton Joint Union High School District is ranked one of the Best School Districts in Orange County. This is the perfect neighborhood in the heart of Fullerton, located



close to elementary schools and with access to parks, Downtown Fullerton (Market), walking paths, shops & restaurants. Fullerton is celebrated for its vibrant community spirit, rich cultural heritage and beautiful parks, including the Arboretum and Botanical Garden at Cal State Fullerton, for those in search of a peaceful retreat. The City offers endless entertainment options and only a short drive to Disneyland, Knott's Berry Farm and La Mirada for fun family days! The neighborhood is also conveniently close (but not too close) to the 5 and 91 freeways.

The home has newer HVAC installed 2020, brand new water heater and plumbing line re-pipe with ABS for kitchen & laundry drains. New concrete at the entry from this work, with a clean-out installed. The full bathroom has already been renovated and does not need a thing! The home has excellent bones & block walls with no settle cracks and the concrete is in great shape overall. The home is high in charm with beautiful original wood cabinetry, ready for a family to touch the cosmetic and make their own. Pick your wall colors and flooring to love your home for decades to come!

Built in 1955

Essential Information

MLS® #	OC25040258
Price	\$719,000
Bedrooms	3
Bathrooms	2.00
Full Baths	1
Half Baths	1
Square Footage	1,074
Acres	0.15
Year Built	1955

Type	Residential
Sub-Type	Single Family Residence
Style	Ranch
Status	Closed
Listing Agent	Felix Inga
Listing Office	Coldwell Banker Realty

Community Information

Address	3616 Louise Place
Area	83 - Fullerton
Subdivision	N/A
City	Fullerton
County	Orange
Zip Code	92833

Amenities

Utilities	Electricity Connected, Natural Gas Connected, Sewer Connected, Water Connected, Cable Connected, Overhead Utilities
Parking Spaces	4
Parking	Concrete, Driveway, Garage, Garage Door Opener, Private, On Street, Side By Side, Door-Multi, Driveway Up Slope From Street, Garage Faces Front, Paved
# of Garages	2
Garages	Concrete, Driveway, Garage, Garage Door Opener, Private, On Street, Side By Side, Door-Multi, Driveway Up Slope From Street, Garage Faces Front, Paved
View	None
Pool	None
Security	Smoke Detector(s)

Exterior

Exterior	Stucco, Block, Drywall
Exterior Features	Lighting, Rain Gutters
Lot Description	Front Yard, Gentle Sloping, Lawn, Level, Near Public Transit, Rectangular Lot, Sloped Down, Sprinklers In Front, Sprinklers Manual, Sprinklers Timer, Sprinkler System, Yard, ZeroToOneUnitAcre
Windows	Double Pane Windows, Blinds, Screens
Roof	Shingle
Construction	Stucco, Block, Drywall
Foundation	Slab

Interior

Interior	Carpet, Tile
Interior Features	Unfurnished, All Bedrooms Down, Attic, Bedroom on Main Level, Main Level Primary, Tile Counters
Appliances	Dishwasher, Disposal, Gas Water Heater, Microwave, Refrigerator, Vented Exhaust Fan, Water Heater, Dryer, Washer, Double Oven, Electric Cooktop, Water Softener
Heating	Central, Forced Air, Natural Gas, Combination, Electric
Cooling	Central Air, Electric
Fireplaces	None
# of Stories	1
Stories	One

School Information

District	Fullerton Joint Union High
Middle	Nicolas
High	Buena Park

Additional Information

Date Listed	February 23rd, 2025
Days on Market	4
Short Sale	N
RE / Bank Owned	N

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