

# **\$1,499,000 - 11081 Iris Drive, Garden Grove**

MLS® #OC25158558

**\$1,499,000**

6 Bedroom, 4.00 Bathroom, 2,080 sqft

Residential on 0 Acres

Other, Garden Grove,

Incredible 2-UNITS ON ONE LOT for \$787,500 Each UNIT In the heart of Garden Grove. Don't miss this opportunity to own a highly desirable property featuring a fully remodeled home and a brand-new construction Detached Single Family Home — perfect for investors, 1031 exchange buyers, or owner-occupiers seeking rental income.

Unit 1 — BRAND NEW Detached Single Family Home (Built in 2025) - Modern 3BED / 2BATH 1,030 SF with a 2-car garage, Central A/C & Heat. Market Rent: \$4,000/month.

Unit 2 — Fully Remodeled - Spacious 3BED / 2BATH approx. 1,050 SF with 2-car driveway parking, Central A/C & Heat. Current Rent \$3,500/month.

Total Rental Income: \$7,500/month.

Separate Gas & Electricity meters — tenants pay all utilities. Each unit features open-concept layouts, modern cabinetry, quartz countertops, high-end appliances, vinyl flooring, Central A/C & Heat, recessed lighting, walk-in closets, and in-unit washer/dryer hookups.

With quality renovations and new construction, this is a low-maintenance property for the next 10+ years. Located in a prime Garden Grove neighborhood close to schools, shopping,



dining, and freeway access.

Built in 2025

## Essential Information

MLS® #	OC25158558
Price	\$1,499,000
Bedrooms	6
Bathrooms	4.00
Full Baths	4
Square Footage	2,080
Acres	0.17
Year Built	2025
Type	Residential
Sub-Type	Single Family Residence
Status	Closed
Listing Agent	Nhi Phan
Listing Office	Real Broker

## Community Information

Address	11081 Iris Drive
Area	64 - Garden Grove E of Euclid, W of Harbor
Subdivision	Other
City	Garden Grove
County	Orange
Zip Code	92840

## Amenities

Parking Spaces	4
Parking	Direct Access, Driveway, Garage
# of Garages	2
Garages	Direct Access, Driveway, Garage
View	Neighborhood
Pool	None
Security	Carbon Monoxide Detector(s), Smoke Detector(s)

## Exterior

Roof	Shingle
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Foundation      Raised

## Interior

Interior	Vinyl
Interior Features	All Bedrooms Down, Eat-in Kitchen, Open Floorplan, Quartz Counters, Recessed Lighting, Separate/Formal Dining Room, Walk-In Closet(s)
Appliances	Dishwasher, Disposal, Gas Range, Range Hood, Water Heater
Heating	Central
Cooling	Central Air
Fireplaces	None
# of Stories	1
Stories	One

## School Information

District      Garden Grove Unified

## Additional Information

Date Listed	July 28th, 2025
Days on Market	117
Short Sale	N
RE / Bank Owned	N

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