

\$685,000 - 5846 Creekside Avenue # 32, Orange

MLS® #OC25190519

\$685,000

2 Bedroom, 2.00 Bathroom, 1,313 sqft
Residential on 12 Acres

Streamhouse (SHVB), Orange,

The best water's edge location within the popular Streamhouse development at Villeurbanne in the hills of Orange. This must see unit is comprised of 1 Primary Suite, and 1 sizable loft, perfect for a home office, or transform into a second bedroom. Start and end your day with the tranquil views and sounds of nature just outside your doors. This premium location unit has been updated and upgraded with luxury vinyl plank flooring, extensive recessed LED lighting, new stainless steel kitchen appliances, ceiling fan, remodeled guest bathroom, and replacement of windows and slider doors, among other recent improvements like a new roof and skylights. You'll enjoy the updated indoors as much as the zen outdoors here. There are multiple outdoor areas for your enjoyment. There is a large entertaining deck that is right off the kitchen and dining area, with views of the hills, an upper level deck off the living room and above the pond for happy hour sunsets, and a lower level, waterside patio for morning coffee or unwinding before bed to the calming sounds of a flowing waterfall. There's so much to do, see and enjoy in your immediate area. As a homeowner in Streamhouse, you'll have access to 3 separate pool/spa areas within the Villeurbanne development. The large pool has a clubhouse with kitchen and BBQ's for events. Walk to the El Modena Open Space for hiking with your K9 friend to amazing panoramic views of Orange County and beyond to Catalina Island. Irvine



Regional Park and Peters Canyon Regional Park & Reservoir are only a few minutes away for more hiking, biking, picnicking, gathering, railroading, horseback riding, OC Zooing, and enjoying. OC Mining Company and Orange Hill restaurants less than a mile away!

Built in 1981

Essential Information

MLS® #	OC25190519
Price	\$685,000
Bedrooms	2
Bathrooms	2.00
Full Baths	1
Half Baths	1
Square Footage	1,313
Acres	11.73
Year Built	1981
Type	Residential
Sub-Type	Condominium
Style	Contemporary
Status	Closed
Listing Agent	Kevin Gardner
Listing Office	Coastline Real Estate Grp, Inc

Community Information

Address	5846 Creekside Avenue # 32
Area	72 - Orange & Garden Grove, E of Harbor, N of 22 F
Subdivision	Streamhouse (SHVB)
City	Orange
County	Orange
Zip Code	92869

Amenities

Amenities	Clubhouse, Maintenance Grounds, Barbecue, Picnic Area, Pool, Recreation Room, Spa/Hot Tub, Insurance, Meeting/Banquet/Party Room, Meeting Room
Parking Spaces	2
Parking	Direct Access, Garage, Garage Door Opener

# of Garages	2
Garages	Direct Access, Garage, Garage Door Opener
View	Rocks, Water
Waterfront	Pond
Has Pool	Yes
Pool	Community, Association

Exterior

Exterior	Stucco
Windows	Double Pane Windows, Low Emissivity Windows
Construction	Stucco

Interior

Interior	Vinyl, Wood
Interior Features	Balcony, Ceiling Fan(s), Separate/Formal Dining Room, Granite Counters, High Ceilings, Loft, Primary Suite, Beamed Ceilings, Living Room Deck Attached
Appliances	Dishwasher, Electric Oven, Microwave, Electric Range
Heating	Central
Cooling	Central Air
Fireplace	Yes
Fireplaces	Living Room
# of Stories	3
Stories	Three Or More

School Information

District	Orange Unified
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Additional Information

Date Listed	August 20th, 2025
Days on Market	34
Short Sale	N
RE / Bank Owned	N

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