

\$1,249,900 - 2228 E Nyon Avenue, Anaheim

MLS® #OC25274331

\$1,249,900

5 Bedroom, 3.00 Bathroom, 2,507 sqft

Residential on 0 Acres

/, Anaheim,

Located on a quiet Anaheim street, this updated home offers clean curb appeal with a white exterior, black trim, and a neatly landscaped front lawn. Inside, wood floors and an airy, open layout create a bright and welcoming first impression. The main living area features high ceilings, recessed lighting, and a large front window that fills the space with natural light. Nearby, the dining area showcases a sleek black metal light fixture and open sightlines to the staircase with modern black railings, setting the tone for the home's contemporary aesthetic. Toward the back of the home, a second expansive living space connects seamlessly to the updated kitchen. This room features a striking dark stone fireplace as its focal point, with sliding glass doors and a full wall of windows providing abundant natural light and backyard views. The kitchen offers white cabinetry, marble countertops and backsplash, black fixtures, and an open layout with space for a breakfast table or additional dining area. A dedicated laundry area and a convenient half bath complete the downstairs level. Upstairs, the hallway includes built-in cabinetry and leads to multiple rooms branching in different directions. A spacious bonus room serves as a flexible playroom or additional living space, enhanced by recessed lighting and large windows. The primary suite includes an updated ensuite bathroom and a walk-in closet. Three additional well-sized bedrooms provide ample accommodation, while a bright,



modern full bathroom with white finishes and black accents serves the secondary rooms. The backyard offers a wide, open layout with both hardscape and a crisp grassy lawn ideal for play, entertaining, or future customization. Overall, this home stands out with its modern updates, cohesive black-and-white design elements, abundant natural light, and multiple living spaces designed for comfort and versatility.

Built in 1971

Essential Information

MLS® #	OC25274331
Price	\$1,249,900
Bedrooms	5
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	2,507
Acres	0.12
Year Built	1971
Type	Residential
Sub-Type	Single Family Residence
Status	Closed
Listing Agent	Michael Saulus
Listing Office	Keller Williams Realty Irvine

Community Information

Address	2228 E Nyon Avenue
Area	78 - Anaheim East of Harbor
Subdivision	/
City	Anaheim
County	Orange
Zip Code	92806

Amenities

Parking Spaces	2
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Parking	Concrete, Door-Multi, Driveway, Garage, On Street
# of Garages	2
Garages	Concrete, Door-Multi, Driveway, Garage, On Street
View	None
Pool	None

Exterior

Lot Description	ZeroToOneUnitAcre
Windows	Double Pane Windows, Screens

Interior

Interior	Wood, Tile
Interior Features	Separate/Formal Dining Room, High Ceilings, All Bedrooms Up, Primary Suite
Appliances	Dishwasher, Microwave
Heating	Central
Cooling	Central Air
Fireplace	Yes
Fireplaces	Family Room
# of Stories	2
Stories	Two

School Information

District	Anaheim Union High
Elementary	Juarez
Middle	South
High	Katella

Additional Information

Date Listed	December 9th, 2025
Days on Market	15
Short Sale	N
RE / Bank Owned	N

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