

# **\$2,298,000 - 18482 Valley Drive, Villa Park**

MLS® #PW24230866

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## **\$2,298,000**

5 Bedroom, 4.00 Bathroom, 3,596 sqft  
Residential on 0 Acres

other, Villa Park,

Opportunity is knocking!!! This incredible two on one lot is perfect for the discerning buyer looking for Villa Park luxury living, while also wanting the additional space an ADU has to offer. Set back from the street and framed by beautiful and mature lush garden, this 4 bed 3 bath traditional Villa Park estate has so much to offer. Enter through double lead glass front door into a fresh and clean entry with soaring ceilings, new floors, recessed lighting, exposed beam ceiling detail, and an open spacious floorplan. Kitchen has been newly renovated with white shaker cabinets, stone counters, SS appliances, and picture window overlooking the serene and private backyard. Family room is large and spacious with tons of natural light, stone surround fireplace, wood vinyl flooring, and French doors to your own private oasis. Bedrooms are spacious and secondary baths have been remodeled with custom tile, shower surround, black faucets and fixtures, quartz counters, and custom cabinets. The Primary bedroom is huge and full of light. Primary bath also recently renovated boasts double closets, double sinks, new shaker cabinets and stone counters, and privacy door. The back yard is a lush oasis with sparkling pool and spa, lush mature green screens, large covered loggia and built in BBQ. Maybe one of the most important and unique features is the totally turnkey ADU. This unit lives like its own luxury space and has its own garage and garage access, private side yard, high end luxury finishes and more.



Enter a large and spacious great room layout with wood vinyl flooring, stone surround fireplace, recessed lighting, custom shaker cabinets, stone counters, TONS of storage, SS appliances, center island w/ bar top seating, cathedral ceilings with exposed rafter design, spacious bedroom w/ tons of light and views of the pool. Bath has dual vanity, newer cabinets, black faucets and fixtures, utility sit in tub/shower for family members needed specialized care, and so much more. This is a truly unique opportunity and just waiting for the right buyer to enjoy it as much as the previous owners did!

Built in 1973

### **Essential Information**

MLS® #	PW24230866
Price	\$2,298,000
Bedrooms	5
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	3,596
Acres	0.46
Year Built	1973
Type	Residential
Sub-Type	Single Family Residence
Style	Spanish
Status	Closed
Listing Agent	Hillary Thomas
Listing Office	Thomas Real Estate Group

### **Community Information**

Address	18482 Valley Drive
Area	73 - Villa Park
Subdivision	other
City	Villa Park
County	Orange

Zip Code 92861

## Amenities

Utilities Cable Connected, Electricity Connected, Natural Gas Connected, Sewer Connected, Water Connected

Parking Spaces 7

Parking Door-Multi, Door-Single, Garage Faces Front, Garage, Paved

# of Garages 3

Garages Door-Multi, Door-Single, Garage Faces Front, Garage, Paved

View None

Has Pool Yes

Pool Private

## Exterior

Exterior Stucco

Lot Description TwoToFiveUnitsAcre

Roof Spanish Tile

Construction Stucco

Foundation Slab

## Interior

Interior See Remarks

Interior Features Beamed Ceilings, Built-in Features, Cathedral Ceiling(s), Eat-in Kitchen, Open Floorplan, Stone Counters, Bedroom on Main Level

Appliances Gas Cooktop, Gas Oven, Gas Range, Refrigerator

Heating Central

Cooling Central Air

Fireplace Yes

Fireplaces Family Room, Living Room

# of Stories 2

Stories Two

## School Information

District Orange Unified

Elementary Serrano

Middle Cerro Villa

High Villa Park

## Additional Information

Date Listed	November 7th, 2024
Days on Market	43
Short Sale	N
RE / Bank Owned	N

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