

# **\$874,900 - 728 Glendora Avenue, Orange**

MLS® #PW25017269

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## **\$874,900**

3 Bedroom, 2.00 Bathroom, 1,152 sqft  
Residential on 0 Acres

Other, Orange,

First time on the market in 52 years!! This is your opportunity to own a home in a beautiful, established neighborhood with fantastic Villa Park schools and a super convenient location with shopping, dining, services and easy freeway access just minutes away. What a wonderful place to call home! As you drive along the tree-lined street, you notice the big, beautiful jacaranda tree in the front yard. You can imagine it covered with delicate purple flowers in late spring and summer. You enter into a small foyer with a perfect place for your favorite portrait across from the door. To the left is an open kitchen and dining room with a window above the sink that overlooks the front yard and one in the dining room overlooking the covered patio on the left side yard. An opening off the dining room leads to the spacious living room with a stone fireplace and sliding glass door to the huge backyard. There's an expansive solid covered patio with a ceiling fan that spans the back of the home and is ideal for outdoor dining and relaxing. Back inside, you cross the foyer to the bedroom wing. The first door on the left is an ample sized secondary bedroom with a window overlooking the backyard. To the right is the full bath off the hall with a tub/shower combo. Continuing down the hall, another secondary bedroom is on the left with sliding glass door access to the big backyard. The last room on the right is the primary suite with a double mirrored wardrobe closet and a private bath. The bath features a custom tiled



walk-in shower. Out in the backyard, you view the sprawling lawn area from under the covered patio. In the left corner of the yard there's a storage shed and in the right corner is the ideal place for a pavilion to increase your outdoor living space. To the left of the home as you face it is a wide side yard with an lattice covered patio. This is the perfect place to design your dream backyard! Additional features include a newer HVAC system and an oversized 2 car attached garage that has direct access from the dining room. There's abundant work space and the laundry has it own room and a pedestrian door to the backyard. The driveway is beautifully finished with paver stones. This is a home where you can make your dreams come true. Come make it yours!

Built in 1962

### **Essential Information**

MLS® #	PW25017269
Price	\$874,900
Bedrooms	3
Bathrooms	2.00
Full Baths	2
Square Footage	1,152
Acres	0.19
Year Built	1962
Type	Residential
Sub-Type	Single Family Residence
Style	Mid-Century Modern
Status	Closed
Listing Agent	Mike Shahbazi
Listing Office	First Team Real Estate

### **Community Information**

Address	728 Glendora Avenue
Area	72 - Orange & Garden Grove, E of Harbor, N of 22 F

Subdivision	Other
City	Orange
County	Orange
Zip Code	92865

### **Amenities**

Utilities	Electricity Connected, Natural Gas Connected, Cable Available, Phone Available, Sewer Connected, Water Connected
Parking Spaces	4
Parking	Garage, Direct Access, Paved, RV Potential
# of Garages	2
Garages	Garage, Direct Access, Paved, RV Potential
View	None
Pool	None
Security	Carbon Monoxide Detector(s), Smoke Detector(s)

### **Exterior**

Lot Description	Landscaped, Lawn, Sprinkler System
Roof	Composition
Foundation	Slab

### **Interior**

Interior	Carpet, Tile, Wood
Interior Features	Ceiling Fan(s), Separate/Formal Dining Room, Bedroom on Main Level, Main Level Primary, Primary Suite, All Bedrooms Down, Built-in Features
Appliances	Gas Cooktop, Range Hood, Water To Refrigerator, Gas Oven
Heating	Central
Cooling	Central Air
Fireplace	Yes
Fireplaces	Living Room
# of Stories	1
Stories	One

### **School Information**

District	Orange Unified
Elementary	Taft
Middle	Cerro Villa
High	Villa Park

### **Additional Information**

Date Listed	January 24th, 2025
Days on Market	7
Short Sale	N
RE / Bank Owned	N

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