

# **\$1,396,888 - 16772 Roxdale Drive, Yorba Linda**

MLS® #PW25052464

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## **\$1,396,888**

5 Bedroom, 3.00 Bathroom, 2,469 sqft  
Residential on 0 Acres

Yorba Linda Homes (YRLH), Yorba Linda,

Welcome to your dream home in the desirable neighborhood of Yorba Linda! This beautiful two-story residence boasts 5 bedrooms and 3 bathrooms, spanning 2,463 square feet, and is nestled on a tranquil cul-de-sac. As you step through the double front doors, you are greeted by an inviting entry way that gracefully flows through a spacious living room. Here youâ€™ll find high ceilings and several windows that flood the space with natural light, creating an airy and open atmosphere.

Adjacent to the living room is the formal dining area, perfect for hosting dinner parties. The seamless flow from the dining area leads you into the well-appointed remodeled kitchen, featuring ample cabinetry, under-counter lighting, quartzite countertops, a timeless subway tile backsplash, stainless steel appliances with a six-burner stove, recessed lighting, and a picturesque view of the backyard through the wall to wall window above the sink. The family room is a cozy retreat including a flat screen tv and built-in surround sound speakers, a charming fireplace and expansive views of the backyard. A guest bathroom with side door leading to outside, ensuring comfort and convenience for family and visitors alike. The upstairs primary bedroom suite is a true sanctuary, offering a vaulted ceiling, wall to wall closets, ceiling fan and an ensuite bathroom complete with dual rain shower heads. The home also includes four generously sized guest bedrooms and the hallway bathroom offers dual sinks with a



glass shower/tub combo and make-up vanity area. Other features are newer double pane windows and sliding doors throughout the home. As you step outside to the beautifully landscaped backyard, youâ€™ll find a covered wood patio with custom lighting throughout, ceiling fans, an outdoor natural gas kitchen with granite counters, built-in Twin Eagles BBQ, a griddle flat pan, sink and an Hoshizaki ice maker, perfect for outdoor dining entertainment with friends and family and taking advantage of Californiaâ€™s year-round sunshine. The backyard also features a gas fire pit, a garden retreat, newer cement slab floors with pavers and a horseshoe pit area. Additional features include a shed on side of home, three-car garage, providing ample space for all your vehicles and storage needs. This home is centrally located near freeways, multiple shopping options, plenty of top eateries and surrounded by distinguished-top rated schools. Donâ€™t miss this great opportunity to make this exquisite home your own!

Built in 1968

**Essential Information**

MLS® #	PW25052464
Price	\$1,396,888
Bedrooms	5
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	2,469
Acres	0.19
Year Built	1968
Type	Residential
Sub-Type	Single Family Residence
Style	Traditional
Status	Closed

Listing Agent	Armando Villalobos
Listing Office	Community Brokers

## Community Information

Address	16772 Roxdale Drive
Area	85 - Yorba Linda
Subdivision	Yorba Linda Homes (YRLH)
City	Yorba Linda
County	Orange
Zip Code	92886

## Amenities

Utilities	Electricity Available, Natural Gas Available, Sewer Available, Water Available, Cable Available, Cable Connected, Electricity Connected, Natural Gas Connected, Phone Available, Sewer Connected, Water Connected
Parking Spaces	3
Parking	RV Potential, Boat, Concrete, Direct Access, Door-Multi, Driveway, Garage, Garage Door Opener, Garage Faces Front, Public
# of Garages	3
Garages	RV Potential, Boat, Concrete, Direct Access, Door-Multi, Driveway, Garage, Garage Door Opener, Garage Faces Front, Public
View	Hills, Peek-A-Boo
Pool	None
Security	Carbon Monoxide Detector(s), Smoke Detector(s)

## Exterior

Exterior	Stucco, Concrete, Copper Plumbing, Drywall, Wood Siding
Exterior Features	Awning(s), Barbecue, Lighting, Rain Gutters
Lot Description	Street Level, Back Yard, Cul-De-Sac, Drip Irrigation/Bubblers, Flag Lot, Front Yard, Lawn, Level, Near Public Transit, Sprinklers In Front, Sprinklers In Rear, Sprinklers On Side, Sprinklers Timer, Sprinkler System, Yard
Windows	Double Pane Windows, Drapes, ENERGY STAR Qualified Windows, Plantation Shutters, Screens
Roof	Composition, Shingle
Construction	Stucco, Concrete, Copper Plumbing, Drywall, Wood Siding
Foundation	Slab

## Interior

Interior	Wood, Carpet, Tile
Interior Features	Eat-in Kitchen, Open Floorplan, Recessed Lighting, All Bedrooms Up, Block

	Walls, Ceiling Fan(s), Crown Molding, Quartz Counters, Separate/Formal Dining Room
Appliances	Dishwasher, Microwave, Barbecue, ENERGY STAR Qualified Appliances, ENERGY STAR Qualified Water Heater, Free-Standing Range, Gas Range, Gas Water Heater, Ice Maker, SixBurnerStove, Water Heater
Heating	Central, ENERGY STAR Qualified Equipment, Fireplace(s)
Cooling	Central Air, ENERGY STAR Qualified Equipment
Fireplace	Yes
Fireplaces	Family Room, Gas, Outside
# of Stories	2
Stories	Two

### **School Information**

District	Placentia-Yorba Linda Unified
Elementary	Rose Drive
Middle	Yorba Linda
High	El Dorado

### **Additional Information**

Date Listed	March 18th, 2025
Days on Market	26
Zoning	R-1
Short Sale	N
RE / Bank Owned	N

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