

# **\$749,888 - 782 Valencia Street, Anaheim**

MLS® #PW25057612

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## **\$749,888**

2 Bedroom, 3.00 Bathroom, 1,304 sqft

Residential on 0 Acres

Colony Park, Anaheim,

This rare END UNIT, Colony Park condo is in a private location within the community and is turn-key and ready for immediate move-in.

Enter the home on the first floor from the front door or through the attached 2-car garage.

Head upstairs to level 2 where you'll find the open floor plan living room, dining area and kitchen with "wood" vinyl plank flooring throughout.

The laundry room, half bath and private balcony are also on this level. The kitchen is equipped with granite countertops,

Thermofoil cabinets and stainless steel appliances with included refrigerator. Both bedrooms are on level 3. The primary suite has east facing windows, ceiling fan and an en-suite bath with dual sinks and shower/tub combo.

The second bedroom down the hall also has an attached 3/4 bath. Community amenities include: 3 pools, 2 spas, 3 clubhouses, BBQs, fire pits, security, fitness center, dog park, gorgeous landscaping and a neighborhood park. It also has a FRAN stop (Free Rides Around the Neighborhood) that picks you up on demand to many locations in downtown Anaheim such as the popular Anaheim Packing House & Villains Brewery.

Colony park is also a quick drive to other attractions such as Disneyland, Angel Stadium and the Honda Center.



Built in 2009

## **Essential Information**

MLS® #	PW25057612
Price	\$749,888
Bedrooms	2
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,304
Acres	0.00
Year Built	2009
Type	Residential
Sub-Type	Condominium
Status	Closed
Listing Agent	Monica Villalobos
Listing Office	Real Broker

### Community Information

Address	782 Valencia Street
Area	78 - Anaheim East of Harbor
Subdivision	Colony Park
City	Anaheim
County	Orange
Zip Code	92805

### Amenities

Amenities	Management, Pool, Spa/Hot Tub, Barbecue, Call for Rules, Clubhouse, Dog Park, Fire Pit, Fitness Center, Insurance, Maintenance Grounds, Outdoor Cooking Area
Utilities	Electricity Connected, Natural Gas Connected, Sewer Connected, Water Connected
Parking Spaces	2
Parking	Direct Access, Garage
# of Garages	2
Garages	Direct Access, Garage
View	Neighborhood
Has Pool	Yes
Pool	Community, Association, Heated, In Ground, Salt Water
Security	Carbon Monoxide Detector(s), Fire Sprinkler System, Smoke Detector(s)

### Exterior

Windows	Double Pane Windows, Plantation Shutters
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## Interior

Interior	Tile, Carpet
Interior Features	Ceiling Fan(s), Separate/Formal Dining Room, High Ceilings, Open Floorplan, All Bedrooms Up, Granite Counters
Heating	Central
Cooling	Central Air
Fireplaces	None
# of Stories	3
Stories	Three Or More

## School Information

District	Anaheim Union High
Elementary	Jefferson
Middle	South
High	Katella

## Additional Information

Date Listed	March 8th, 2025
Days on Market	8
Short Sale	N
RE / Bank Owned	N

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