

# **\$1,950,000 - 9492 Brynmar Drive, Villa Park**

MLS® #PW25071791

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## **\$1,950,000**

4 Bedroom, 3.00 Bathroom, 2,514 sqft

Residential on 0 Acres

N/A, Villa Park,

Excited to have you view this new listing in Villa Park with a large, slightly over 20,000 sq. ft. landscaped lot with pool, putting green, grassy areas, fruit trees that include lime, tangerine, lemon and pomegranate and patio. Well maintained home with newer roof, HVAC, water heater, Luxury Vinyl floors and remodeled kitchen. Lovely single story floorplan with 4 bedrooms and 3 baths and no step up and downs

Remodeled kitchen has custom soft close cabinets, stainless steel appliances, granite counter tops, stainless steel sink with water purifier and custom tile backsplash. Large family room with fireplace is adjacent and open to the kitchen with easy access through sliders to the beautiful backyard!

Home is located close to freeways, shopping and walking distance to all Villa Park schools and Lutheran High School.

Built in 1972

## **Essential Information**

|                |             |
|----------------|-------------|
| MLS® #         | PW25071791  |
| Price          | \$1,950,000 |
| Bedrooms       | 4           |
| Bathrooms      | 3.00        |
| Full Baths     | 3           |
| Square Footage | 2,514       |
| Acres          | 0.47        |



|                |                         |
|----------------|-------------------------|
| Year Built     | 1972                    |
| Type           | Residential             |
| Sub-Type       | Single Family Residence |
| Status         | Closed                  |
| Listing Agent  | Kathryn Mccarthy        |
| Listing Office | First Team Real Estate  |

## Community Information

|             |                    |
|-------------|--------------------|
| Address     | 9492 Brynmar Drive |
| Area        | 73 - Villa Park    |
| Subdivision | N/A                |
| City        | Villa Park         |
| County      | Orange             |
| Zip Code    | 92861              |

## Amenities

|                |  |
|----------------|--|
| Utilities      | Electricity Connected, Natural Gas Connected, Sewer Connected, Water Connected |
| Parking Spaces | 3  |
| Parking        | Direct Access, Driveway, Garage Faces Front, Garage, Workshop in Garage        |
| # of Garages   | 3  |
| Garages        | Direct Access, Driveway, Garage Faces Front, Garage, Workshop in Garage        |
| View           | Pool   |
| Has Pool       | Yes  |
| Pool           | In Ground, Private   |
| Security       | Smoke Detector(s), Fire Detection System, Security System                      |

## Exterior

|                   |  |
|-------------------|--|
| Exterior Features | Rain Gutters                                     |
| Lot Description   | Landscaped, Sprinkler System, Yard, Desert Front |
| Windows           | Blinds, Double Pane Windows, Drapes, Skylight(s) |

## Interior

|                   |   |
|-------------------|---|
| Interior          | Carpet, Tile, Vinyl   |
| Interior Features | Ceiling Fan(s), Cathedral Ceiling(s), Separate/Formal Dining Room, Recessed Lighting, All Bedrooms Down, Bedroom on Main Level, Main Level Primary, Entrance Foyer, Granite Counters        |
| Appliances        | Convection Oven, Double Oven, Dishwasher, Gas Cooktop, Disposal, Microwave, Refrigerator, Water Softener, Water Heater, Water Purifier, Dryer, Washer, Electric Oven, Tankless Water Heater |

|              |             |
|--------------|-------------|
| Heating      | Central     |
| Cooling      | Central Air |
| Fireplace    | Yes         |
| Fireplaces   | Family Room |
| # of Stories | 1           |
| Stories      | One         |

### **School Information**

|            |                |
|------------|----------------|
| District   | Orange Unified |
| Elementary | Serrano        |
| Middle     | Cerro Villa    |
| High       | Villa Park     |

### **Additional Information**

|                 |                 |
|-----------------|-----------------|
| Date Listed     | April 2nd, 2025 |
| Days on Market  | 6               |
| Zoning          | R-1             |
| Short Sale      | N               |
| RE / Bank Owned | N               |

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