

\$1,250,000 - 11102 Avolencia Place, Garden Grove

MLS® #PW25075168

\$1,250,000

4 Bedroom, 3.00 Bathroom, 1,886 sqft
Residential on 0 Acres

N/A, Garden Grove,

Welcome to the Luxurious Heritage Gated Community Home, a spacious, beautiful, and bright turnkey property located in the highly sought-after Heritage Gated Community. This home features 4 bedrooms, 2.5 baths, and a loft area. The completely remodeled and expanded kitchen is a chef's dream, boasting modern white cabinets with quartz countertops, an oversized center island with a dining counter, cabinetry with display glass panels, a stainless farm sink, and stainless appliances. The formal dining room and family room, complete with a fireplace, open seamlessly to the kitchen. Additional highlights include a laundry room with storage cabinets, a newly upgraded contemporary French door leading to the backyard, custom crown moldings and baseboards in the living room and kitchen, and fresh interior and exterior paint. The master suite has been newly renovated with a walk-in closet, and the guest and powder bathrooms feature quartz vanities and stylish shower heads. The backyard is a beautifully designed retreat, offering privacy with no immediate neighbors behind and picturesque views from the master bedroom. This desirable gated community offers resort-style amenities, including a pool, spa, and playground. Located in the heart of Garden Grove, this home is filled with luxurious upgrades like elegant laminate flooring and soaring vaulted ceilings. Seller spends about \$175K for their home upgraded. Perfectly situated near Garden Grove Park,



Atlantis Park, The Promenade Plaza, Steelcraft, Historic Main Street, Little Saigon, Garden Grove Main Library, Korean Town, major freeways, Disneyland (just 5 miles away), and iconic beaches (only 10 miles away). This home truly offers the best of Southern California living. Don't miss this rare opportunity!

Built in 2000

Essential Information

MLS® #	PW25075168
Price	\$1,250,000
Bedrooms	4
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,886
Acres	0.08
Year Built	2000
Type	Residential
Sub-Type	Single Family Residence
Status	Closed
Listing Agent	Johnathan Huynh
Listing Office	Total Funding & Realty

Community Information

Address	11102 Avolencia Place
Area	63 - Garden Grove S of Chapman, W of Euclid
Subdivision	N/A
City	Garden Grove
County	Orange
Zip Code	92840

Amenities

Amenities	Dog Park, Playground, Pool, Spa/Hot Tub
Utilities	Cable Connected, Electricity Connected, Natural Gas Connected, Phone Connected, Sewer Connected, Water Connected

Parking Spaces	2
Parking	Concrete, Direct Access, Driveway, Garage, Garage Faces Front
# of Garages	2
Garages	Concrete, Direct Access, Driveway, Garage, Garage Faces Front
View	Neighborhood, Trees/Woods
Has Pool	Yes
Pool	Association, Community
Security	Carbon Monoxide Detector(s), Fire Detection System, Gated Community, Prewired, Smoke Detector(s)

Exterior

Exterior	Concrete, Copper Plumbing, Drywall, Stucco
Lot Description	Cul-De-Sac
Windows	Double Pane Windows, Screens
Roof	Tile
Construction	Concrete, Copper Plumbing, Drywall, Stucco
Foundation	Slab

Interior

Interior	Laminate
Interior Features	All Bedrooms Up, Cathedral Ceiling(s), Ceiling Fan(s), Crown Molding, Eat-in Kitchen, Loft, Multiple Staircases, Open Floorplan, Pantry, Quartz Counters, Separate/Formal Dining Room, Storage, Walk-In Closet(s)
Appliances	Dishwasher, Double Oven, Gas Oven, Gas Range, Gas Water Heater, Range Hood, SixBurnerStove, Water Heater
Heating	Central, Fireplace(s), Forced Air
Cooling	Central Air
Fireplace	Yes
Fireplaces	Family Room
# of Stories	2
Stories	Two

School Information

District	Garden Grove Unified
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Additional Information

Date Listed	April 6th, 2025
Days on Market	178
Short Sale	N

RE / Bank Owned N

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