

# **\$985,000 - 11402 Tobie Street, Garden Grove**

MLS® #PW25081228

---

## **\$985,000**

3 Bedroom, 2.00 Bathroom, 1,082 sqft  
Residential on 0 Acres

OTHER, Garden Grove,

Welcome to this charming Garden Grove home, newly remodeled inside and out, perfectly positioned on a generous 9,450 sq feet corner lot. The large lot allows for many possible options and enormous, upside opportunities to create cash flow by building an ADU, Jr. ADU and etc. Oversized corner lot is ideal for anyone looking to expand and build an ADU. With it's corner curb placement you can have two private separate entrances and easy access parking. Step into a spacious courtyard enclosed by a wrap around wooden gated fence, providing a serene outdoor space for entertaining or simply enjoying the sunny California weather. This delightful home offers an inviting 1,082 square feet of living space, featuring a wall of windows overlooking the private courtyard filling the home with abundant natural daylight. New electronic fireplace with wraparound sitting bench and fluted accent wall. Ductless mini splits throughout home with cooling and heat capacities. New luxury vinyl wood flooring throughout, three cozy bedrooms all outfitted with mirrored closet doors, two modern bathrooms with LED lit mirrors, floor to ceiling linen closet optimizing both space and additional storage. The beautiful kitchen boasts an island where the family can gather for dinner, white Shaker cabinets, new appliances, modern finishes reflecting quality in every corner, designed to meet the demands of daily living. Home has a spacious studio complete with kitchen island and



ceramic farmhouse sink. Adjacent living room and bedroom areas are nicely designed and can be defined by your furniture placement. Bathroom has LED mirror and a glass enclosed shower. Laundry hookups inside studio for convenience. Outside side patio is private and has a separate entrance for outdoor living set and BBQ. Residents will benefit from its prime location, mere minutes from the enchanting Disneyland, enhancing the appeal for potential rental income or as a family residence close to endless fun. For commutes or local travel, the proximity to major transit points and restaurants around Katella-Euclid and Downtown Disney is an added attraction. Educational needs are well catered with nearby, outstanding, award winning school district. This house is more than just a place to live—it's a gateway to a lifestyle of convenience, quality, and pleasure. Come by and buy!

Built in 1958

**Essential Information**

MLS® #	PW25081228
Price	\$985,000
Bedrooms	3
Bathrooms	2.00
Full Baths	2
Square Footage	1,082
Acres	0.22
Year Built	1958
Type	Residential
Sub-Type	Single Family Residence
Status	Closed
Listing Agent	Trang Nguyen
Listing Office	Green Equity, Inc.

**Community Information**

Address	11402 Tobie Street
---------	--------------------

Area	63 - Garden Grove S of Chapman, W of Euclid
Subdivision	OTHER
City	Garden Grove
County	Orange
Zip Code	92840

### Amenities

Parking Spaces	2
Parking	Concrete, Driveway, Converted Garage
# of Garages	2
Garages	Concrete, Driveway, Converted Garage
View	Neighborhood
Pool	None

### Exterior

Lot Description	Corner Lot
Windows	Double Pane Windows

### Interior

Interior Features	Quartz Counters, Block Walls
Heating	Ductless
Cooling	Ductless
Fireplace	Yes
Fireplaces	Living Room
# of Stories	1
Stories	One

### School Information

District	Garden Grove Unified
Elementary	Faylane
Middle	Lake
High	Rancho Alamitos

### Additional Information

Date Listed	April 13th, 2025
Days on Market	13
Short Sale	N
RE / Bank Owned	N

Based on information from California Regional Multiple Listing Service, Inc. as of January 23rd, 2026 at 6:56am PST.

This information is for your personal, non-commercial use and may not be used for any purpose other than to identify prospective properties you may be interested in purchasing. Display of MLS data is usually deemed reliable but is NOT guaranteed accurate by the MLS. Buyers are responsible for verifying the accuracy of all information and should investigate the data themselves or retain appropriate professionals. Information from sources other than the Listing Agent may have been included in the MLS data. Unless otherwise specified in writing, Broker/Agent has not and will not verify any information obtained from other sources. The Broker/Agent providing the information contained herein may or may not have been the Listing and/or Selling Agent.