

\$828,000 - 5846 Creekside Avenue # 35, Orange

MLS® #PW25100716

\$828,000

2 Bedroom, 3.00 Bathroom, 1,830 sqft
Residential on 0 Acres

Stream House/Villeurbanne, Orange,

Exciting opportunity to own a truly special condo in the sought-after Stream House community. This is a rare chance, as it's the first time this original owner's waterside contemporary unit has ever been on the market.

Located in a prime end-unit spot on the "former model row," this home boasts a dramatic vaulted ceiling in the living room, complete with a cozy fireplace and an abundance of windows that flood the space with natural light and offer lovely views of the waterfalls and greenbelt. The stunning remodeled kitchen has beautiful cabinetry, subway tile backsplash, granite countertops, and new stainless steel appliances from 2023. Adjacent to the kitchen is nice breakfast area with built in wine racks, a comfortable family room and a separate formal dining room, which could easily serve as a home office. Upstairs, large landing provides versatile space for an office setup or additional storage. Both primary suites have their own private bathrooms. One of the bedrooms is HUGE, showcasing a high beamed ceiling, a romantic fireplace, and plenty of room for king-size furniture. This suite also includes a walk-in closet and a bathroom with a skylight and a large oval tub/shower that can be transformed into a fantastic walk-in shower. Additional highlights include a downstairs half bath, a full-size indoor washer/dryer, a newer HVAC system (2023), recessed LED lighting (2024), new baseboards and interior paint



(2024). The home also features new plank flooring and a new roof (both 2024). Enjoy outdoor living on the balcony with a new deck (2024) and a rear patio, perfect for relaxing with a cup of coffee while taking in the serene waterfall and landscape views.

The private entrance has an upgraded paneled door with a glass window. Oversized direct access 1.5 car garage.

Enjoy the peaceful surroundings of adjacent greenbelts, ideal for pet owners, walking paths and hiking trails just across Cannon St. The Villeurbanne community offers convenient access to toll roads, Peter's Canyon, Irvine Regional Park, and the 55/91 freeways.

Residents can also enjoy resort-style amenities, including a pool, spa, and clubhouse with a barbecue area, as well as an additional pool and spa exclusively for Stream House residents. Inclusion of water/trash service in the association dues. Don't miss the opportunity to call this unique condo your new home. The value range price is \$788,000 - \$828,000.

Built in 1981

Essential Information

MLS® #	PW25100716
Price	\$828,000
Bedrooms	2
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,830
Acres	0.00
Year Built	1981
Type	Residential
Sub-Type	Condominium
Status	Closed
Listing Agent	Ken Mccord

Listing Office Seven Gables Real Estate

Community Information

Address 5846 Creekside Avenue # 35
Area 75 - Orange, Orange Park Acres E of 55
Subdivision Stream House/Villeurbanne
City Orange
County Orange
Zip Code 92869

Amenities

Amenities Barbecue, Spa/Hot Tub, Trash, Water, Clubhouse, Pool
Parking Spaces 1
Parking Direct Access, Door-Single, Garage, Garage Door Opener
of Garages 1
Garages Direct Access, Door-Single, Garage, Garage Door Opener
View Water
Has Pool Yes
Pool Association
Security Carbon Monoxide Detector(s), Smoke Detector(s)

Exterior

Lot Description Walkstreet
Windows Skylight(s)

Interior

Interior Features Ceiling Fan(s), All Bedrooms Up, Cathedral Ceiling(s), High Ceilings, Living Room Deck Attached, Multiple Primary Suites, Primary Suite, Separate/Formal Dining Room, Walk-In Closet(s)
Appliances Dishwasher, Disposal, Microwave, Dryer, Electric Range, Refrigerator, Washer, Water Heater
Heating Forced Air
Cooling Central Air
Fireplace Yes
Fireplaces Living Room, Primary Bedroom
of Stories 3
Stories Three Or More

School Information

District Orange Unified

Additional Information

Date Listed	May 6th, 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 21st, 2026 at 12:37am 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.