

\$1,100,000 - 419 Clairmont Avenue, Placentia

MLS® #PW25112402

\$1,100,000

4 Bedroom, 3.00 Bathroom, 2,238 sqft

Residential on 0 Acres

/, Placentia,

THIS HOME IS A MUST SEE! Nestled in a highly sought after Placentia neighborhood, it features a bright and open floor plan with 4 bedrooms, 3 bathrooms with 2,238 square feet of spacious living space. Upon entering, you are greeted by the living room that features floor to ceiling windows that provide plenty of natural lighting and is adjacent to the formal dining room. The beautiful kitchen includes custom cabinetry for storage, stainless steel appliances, double ovens, electric cooktop, recessed lighting, breakfast nook and is open to the family room which makes it great for entertaining. The main level also features a DOWNSTAIRS BEDROOM and bathroom with shower. Upstairs showcases a spacious Primary Suite that includes a spacious bedroom area with balcony, double closets and a beautiful ensuite bathroom that includes a large walk-in shower. Down the hall, there are two additional generously sized bedrooms which offer plenty of closet space, and a hall bathroom with a shower/tub combo and linen closet storage. Beautiful, private backyard is beautifully designed with mature landscaping including multiple varieties of fruit trees, lawn with pavers, and multiple patio areas for entertaining. Additional features of the property include 2 car garage with DRIVE THRU RV access. WALKING DISTANCE to Tri-City Park, playgrounds and walking trails. Located in the Award-Winning Placentia-Yorba Linda Unified School District and located close to shopping, restaurants and a short distance



to 57 freeway. This home is the one you won't want to miss!

Built in 1966

Essential Information

| | |
|----------------|-------------------------|
| MLS® # | PW25112402 |
| Price | \$1,100,000 |
| Bedrooms | 4 |
| Bathrooms | 3.00 |
| Full Baths | 3 |
| Square Footage | 2,238 |
| Acres | 0.20 |
| Year Built | 1966 |
| Type | Residential |
| Sub-Type | Single Family Residence |
| Status | Closed |
| Listing Agent | Darryl Jones |
| Listing Office | ERA North Orange County |

Community Information

| | |
|-------------|----------------------|
| Address | 419 Clairmont Avenue |
| Area | 84 - Placentia |
| Subdivision | / |
| City | Placentia |
| County | Orange |
| Zip Code | 92870 |

Amenities

| | |
|----------------|--|
| Parking Spaces | 4 |
| Parking | Direct Access, Driveway, Garage, RV Access/Parking, RV Potential |
| # of Garages | 2 |
| Garages | Direct Access, Driveway, Garage, RV Access/Parking, RV Potential |
| View | None |
| Pool | None |

Exterior

| | |
|-----------------|--|
| Lot Description | Back Yard, Front Yard, Landscaped, Lawn, Near Park |
| Windows | Drapes, Shutters |

Interior

| | |
|-------------------|---|
| Interior | Carpet, Tile, Wood |
| Interior Features | Ceiling Fan(s), Separate/Formal Dining Room, Granite Counters, Open Floorplan, Recessed Lighting, Bedroom on Main Level, Balcony, Breakfast Area, Primary Suite |
| Appliances | Dishwasher, Disposal, Double Oven, Electric Cooktop, Water Heater |
| Cooling | Central Air |
| Fireplace | Yes |
| Fireplaces | Family Room |
| # of Stories | 2 |
| Stories | Two |

School Information

| | |
|------------|-------------------------------|
| District | Placentia-Yorba Linda Unified |
| Elementary | Sierra Vista |
| Middle | Tuffree |
| High | El Dorado |

Additional Information

| | |
|-----------------|----------------|
| Date Listed | May 23rd, 2025 |
| Days on Market | 16 |
| Short Sale | N |
| RE / Bank Owned | N |

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