

# **\$1,089,000 - 4586 Avenida De Las Flores, Yorba Linda**

MLS® #PW25140088

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**\$1,089,000**

3 Bedroom, 2.00 Bathroom, 1,284 sqft  
Residential on 0 Acres

N/A, Yorba Linda,

A beautiful Yorba Linda "Land of The Gracious Living" House!

This Single story 3 Bedroom, 2 Bathroom home Features a Large Low Maintenance Private Lot with Room for a Pool.

This Charming Single Story 3 Bedroom, 2 bathroom Home Features the Spacious Living Room with Vaulted Ceilings and Cozy Fireplace with Mantle and Hearth, Open Floor Plan with Updated Kitchen Featuring Stainless Steel Appliances, beautiful quartz counter, And Spacious Eating Area With Views Of The Lush Backyard With Shade Tree. all Bathrooms Have Been Pleasantly Upgraded recently. All Bedrooms Are Sizable With The Master Bedroom Featuring The Ensuite Bathroom And A Sliding Door To The Backyard, This Home Has Many Upgrades Including Newer Windows And Roof, Dimmable Recessed Lighting, 6 Panel Doors, Ceiling Fans In Each Room, Mature Fruit Tree, Updated Flooring And Much More! This Home Is Walking Distance To Many Parks, Shops, Tennis Courts, Not To Mention TOP Ranked Yorba Linda High School, Bernardo Yorba Middle, And Fairmont Elementary! There Is No HOA Dues, No Mello-Roos Taxes, Helping Making This Home Priced To Sell! This Is A Must See To Appreciate!



Built in 1971

## **Essential Information**

MLS® #	PW25140088
Price	\$1,089,000
Bedrooms	3
Bathrooms	2.00
Full Baths	2
Square Footage	1,284
Acres	0.17
Year Built	1971
Type	Residential
Sub-Type	Single Family Residence
Status	Closed
Listing Agent	Jimmy Kung
Listing Office	California Gold REALTORS

### Community Information

Address	4586 Avenida De Las Flores
Area	85 - Yorba Linda
Subdivision	N/A
City	Yorba Linda
County	Orange
Zip Code	92886

### Amenities

Utilities	Electricity Connected, Natural Gas Connected, Sewer Connected, Water Connected, Cable Connected, Phone Connected
Parking Spaces	8
Parking	Direct Access, Door-Single, Garage
# of Garages	2
Garages	Direct Access, Door-Single, Garage
View	Hills, Mountain(s), Neighborhood, Peek-A-Boo
Pool	None

### Exterior

Lot Description	Back Yard, Front Yard, Lawn, Landscaped, Yard, Rectangular Lot, Sprinklers In Front, Sprinklers In Rear
Windows	Double Pane Windows, Blinds, Drapes

### Interior

Interior	Vinyl
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Interior Features	Ceiling Fan(s), Pantry, Recessed Lighting, All Bedrooms Down, Bedroom on Main Level, Main Level Primary, Primary Suite, Crown Molding, Tile Counters
Appliances	Dishwasher, Disposal, Gas Oven, Gas Range, Gas Water Heater, Microwave, Water Heater
Heating	Central
Cooling	Central Air
Fireplace	Yes
Fireplaces	Family Room
# of Stories	1
Stories	One

### **School Information**

District	Placentia-Yorba Linda Unified
Elementary	Fairmont
Middle	Bernardo Yorba
High	Yorba Linda

### **Additional Information**

Date Listed	July 10th, 2025
Days on Market	10
Short Sale	N
RE / Bank Owned	N

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