

\$1,270,000 - 2115 Kathryn Way, Placentia

MLS® #PW25154380

\$1,270,000

4 Bedroom, 4.00 Bathroom, 2,435 sqft
Residential on 0 Acres

Other, Placentia,

Situated on a quiet cul-de-sac in one of Placentia's most sought-after neighborhoods, 2115 Kathryn Way is a home that truly lives up to the city's name—Placentia, meaning "a pleasant place to live." Thoughtfully upgraded and meticulously maintained, this residence offers nearly 2,500 square feet of stylish, functional living space with 4 bedrooms and 3.5 bathrooms and a HUGE bonus room upstairs—designed to bring comfort, convenience, and modern living to every inch. Ideal for multi-generational living or hosting guests, the flexible layout includes two spacious downstairs master suites and an enormous upstairs family room with a fully upgraded bar and entertainment area. Outfitted with elegant Vancouver quartz countertops and a powder room, this upstairs retreat is perfect for entertaining—or can easily be transformed into a THIRD master suite! Notable upgrades and features include: Dual-pane windows, upgraded flooring throughout, Sleek, low-profile LED lighting, professionally landscaped and low maintenance front and backyard, ample storage, including custom garage cabinets and workbench, newer driveway with enhanced drainage system, newer roof, solar with Tesla Power Wall, Full house water filtration system, hidden wine cellar, mature orange/lemon/lime trees and the list goes on..... If that wasn't enough, the home is located in the highly touted Placentia/Yorba Linda school district



and is both zoned for and walking distance to Golden Elementary, Tuffree Jr. High and El Dorado High school! With its unmatched versatility, prime location, and exceptional attention to detail, this home checks every box.

Built in 1963

Essential Information

MLS® #	PW25154380
Price	\$1,270,000
Bedrooms	4
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	2,435
Acres	0.16
Year Built	1963
Type	Residential
Sub-Type	Single Family Residence
Status	Closed
Listing Agent	Darren Reynolds
Listing Office	NextMove Real Estate

Community Information

Address	2115 Kathryn Way
Area	84 - Placentia
Subdivision	Other
City	Placentia
County	Orange
Zip Code	92870

Amenities

Parking Spaces	5
Parking	Direct Access, Driveway, Garage
# of Garages	2
Garages	Direct Access, Driveway, Garage
View	None

Pool None

Exterior

Lot Description Cul-De-Sac, Landscaped

Windows Blinds, Screens

Roof Composition

Foundation Raised

Interior

Interior Features Breakfast Bar, Ceiling Fan(s), Bedroom on Main Level, Bar, Main Level Primary

Appliances Gas Cooktop, Gas Range

Heating Central

Cooling Central Air

Fireplace Yes

Fireplaces Living Room

of Stories 2

Stories Two

School Information

District Placentia-Yorba Linda Unified

Elementary Golden

Middle Tuffree

High El Dorado

Additional Information

Date Listed July 10th, 2025

Days on Market 12

Short Sale N

RE / Bank Owned N

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