

# \$925,000 - 6076 East Montefino Lane, Anaheim Hills

MLS® #PW25156780

**\$925,000**

3 Bedroom, 3.00 Bathroom, 1,538 sqft

Residential on 0 Acres

Camino Grande Villas (CMGR), Anaheim Hills,

Welcome to this beautifully upgraded townhome in the sought-after Camino Grande Villas, boasting numerous brand-new features and an ideal end-unit location. As you step inside, you're greeted by dramatic vaulted ceilings, natural wood-tone wide plank flooring, and an abundance of natural light from multiple large windows. The spacious living room, flows seamlessly into the dining area, creating an inviting open-concept space. The renovated kitchen is a chef's dream, featuring crisp white cabinetry, sleek quartz countertops, newer stainless-steel appliances, peninsula bar seating, and a stylish single-bowl sink. The adjacent family room with a fireplace is open to the kitchen and provides direct access to the expansive private patio. Step outside to enjoy peaceful canyon views, perfect for relaxing or entertaining guests. Upstairs, the impressive primary suite offers soaring ceilings, a generous retreat area with a fireplace, and outstanding closet space. The completely remodeled en-suite bath showcases a luxurious walk-in shower with custom tile and seamless glass doors. Two additional bedrooms are well-sized and share an elegantly updated hall bathroom. Additional highlights include: New HVAC/AC system, Updated plumbing, Two fireplaces, End-unit privacy, meticulously maintained throughout. Enjoy a lifestyle surrounded by nature and tranquility, with nearby amenities including Anaheim Hills Golf Club, Oak Canyon Nature



Center, and miles of scenic hiking trails. Convenient access to the 241 Toll Road, 91/55 freeways, and local shopping make this an ideal location.

Built in 1986

## Essential Information

MLS® #	PW25156780
Price	\$925,000
Bedrooms	3
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,538
Acres	0.07
Year Built	1986
Type	Residential
Sub-Type	Single Family Residence
Style	Traditional
Status	Closed
Listing Agent	Christine Haynes
Listing Office	First Team Real Estate

## Community Information

Address	6076 East Montefino Lane
Area	77 - Anaheim Hills
Subdivision	Camino Grande Villas (CMGR)
City	Anaheim Hills
County	Orange
Zip Code	92807

## Amenities

Amenities	Maintenance Grounds, Call for Rules, Insurance, Maintenance Front Yard, Management, Pets Allowed
Utilities	Natural Gas Connected, Sewer Connected, Water Connected
Parking Spaces	2
Parking	Garage, One Space, Direct Access, Garage Faces Front, Public
# of Garages	2

Garages	Garage, One Space, Direct Access, Garage Faces Front, Public
View	Canyon, Hills
Pool	None

## Exterior

Exterior Features	Lighting
Lot Description	Corner Lot
Windows	Shutters

## Interior

Interior Features	All Bedrooms Up, Breakfast Bar, Cathedral Ceiling(s), Eat-in Kitchen, High Ceilings, Open Floorplan, Primary Suite, Quartz Counters, Recessed Lighting, Separate/Formal Dining Room, Storage, Two Story Ceilings
Appliances	Dishwasher, Disposal, Microwave, Water Heater
Cooling	Central Air, ENERGY STAR Qualified Equipment
Fireplace	Yes
Fireplaces	Family Room, Gas, Living Room, Primary Bedroom
# of Stories	2
Stories	Two

## School Information

District	Orange Unified
Middle	EI Rancho Charter
High	Canyon

## Additional Information

Date Listed	May 18th, 2025
Days on Market	9
Short Sale	N
RE / Bank Owned	N

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