

# \$898,800 - 8437 Amberwood Street, Anaheim Hills

MLS® #PW25182646

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## \$898,800

3 Bedroom, 3.00 Bathroom, 1,379 sqft  
Residential on 0 Acres

Bel Air (BELA), Anaheim Hills,

Affordable Two-Story House in Anaheim Hills. Clean and move-in ready, this 3-bedroom plus loft/home office, 2.5-bath home offers comfort and convenience. Enjoy a spacious kitchen with a brand-new stainless steel oven and dishwasher, upgraded bathrooms, and dual-pane windows.

The living room features a cozy fireplace, while the private backyard with covered patio is perfect for relaxing or entertaining. Additional highlights include a Tile roof, a 2-car attached garage with insulated door and long driveway. New A/C and furnace. Low HOA dues of only \$77/month and Low property tax rate of approx. 1.05%. Located close to shopping, dining, and top-rated schools. This is a paired single-family house (not a condo), and FHA/VA offers are welcome.



Built in 1984

## Essential Information

MLS® #	PW25182646
Price	\$898,800
Bedrooms	3
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,379
Acres	0.08
Year Built	1984

Type	Residential
Sub-Type	Single Family Residence
Status	Closed
Listing Agent	Jim Salem
Listing Office	First Team Real Estate

### **Community Information**

Address	8437 Amberwood Street
Area	77 - Anaheim Hills
Subdivision	Bel Air (BELA)
City	Anaheim Hills
County	Orange
Zip Code	92808

### **Amenities**

Amenities	Management, Trail(s)
Utilities	Electricity Connected, Natural Gas Connected, Sewer Connected, Water Connected
Parking Spaces	2
Parking	Direct Access, Garage
# of Garages	2
Garages	Direct Access, Garage
View	None
Pool	None
Security	Carbon Monoxide Detector(s), Security System, Smoke Detector(s)

### **Exterior**

Exterior	Stucco
Lot Description	Back Yard, Front Yard
Windows	Double Pane Windows
Roof	Tile
Construction	Stucco
Foundation	Slab

### **Interior**

Interior	Tile, Vinyl
Interior Features	Breakfast Area, All Bedrooms Up, Cathedral Ceiling(s), Ceiling Fan(s), Recessed Lighting
Appliances	Dishwasher, Microwave, Disposal, Electric Oven, Gas Range, Water Heater

Heating	Central
Cooling	Central Air
Fireplace	Yes
Fireplaces	Living Room
# of Stories	2
Stories	Two

### **School Information**

District	Orange Unified
Elementary	Running Springs
Middle	El Rancho
High	Canyon

### **Additional Information**

Date Listed	August 13th, 2025
Days on Market	26
Short Sale	N
RE / Bank Owned	N

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