

\$1,100,000 - 8455 Foothill Street, Anaheim Hills

MLS® #PW25190558

\$1,100,000

3 Bedroom, 2.00 Bathroom, 1,514 sqft
Residential on 0 Acres

Bel Air (BELA), Anaheim Hills,

Beautiful single-story home in Anaheim Hills. Wonderful curb appeal, luxurious upgrades throughout and city lights and hillside views. Spanning over 1,500 square feet, the three-bedroom, two-bath layout has been thoughtfully expanded to create an open and inviting floor plan. At the heart of the home is a true gourmet kitchen featuring a custom island with prep sink, five-burner gas cooktop, and abundant storage. Included are Thermador double ovens and warming drawer. Built-in microwave, French door refrigerator, and a new Bosch dishwasher. A dining nook and lots of additional pantry space complete the kitchen, which seamlessly flows into the spacious great room. The great room includes custom built-ins with a TV. The patio door highlights the view. The living room showcases a marble-tiled fireplace and opens to the formal dining area. Wide-plank flooring throughout, plantation shutters, upgraded dual-pane windows, and beautifully remodeled baths elevate the interior. Each bedroom includes a designer closet with custom built-ins, adding both function and style. The home also comes with a new washer and dryer, water softener, garage cabinets, Newer A/C, and a whole-house fan. Set on a quiet street, this home also offers a two-car attached garage with insulated door, low HOA dues of \$77 per month, and a low property tax rate of approximately 1.05%. Conveniently close to shopping and dining, this residence is move-in ready and represents Anaheim Hills living at its



finest.

Built in 1984

Essential Information

MLS® #	PW25190558
Price	\$1,100,000
Bedrooms	3
Bathrooms	2.00
Full Baths	2
Square Footage	1,514
Acres	0.11
Year Built	1984
Type	Residential
Sub-Type	Single Family Residence
Style	Ranch
Status	Closed
Listing Agent	Jim Salem
Listing Office	First Team Real Estate

Community Information

Address	8455 Foothill Street
Area	77 - Anaheim Hills
Subdivision	Bel Air (BELA)
City	Anaheim Hills
County	Orange
Zip Code	92808

Amenities

Amenities	Management
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	City Lights, Hills
Pool	None

Security Carbon Monoxide Detector(s), Smoke Detector(s)

Exterior

Exterior Features Rain Gutters
Lot Description Front Yard, Lawn, Sprinkler System
Windows Double Pane Windows
Roof Tile
Foundation Slab

Interior

Interior Vinyl
Interior Features Breakfast Area, Ceiling Fan(s), Granite Counters, Recessed Lighting, All Bedrooms Down, Bedroom on Main Level, Main Level Primary
Appliances Built-In Range, Convection Oven, Double Oven, Dishwasher, Gas Cooktop, Disposal, Gas Water Heater, Microwave, Refrigerator, Range Hood, Water Softener, Water Heater, Dryer, Washer, Warming Drawer
Heating Central
Cooling Central Air
Fireplace Yes
Fireplaces Living Room
of Stories 1
Stories One

School Information

District Orange Unified
Elementary Running Springs
Middle El Rancho
High Canyon

Additional Information

Date Listed August 22nd, 2025
Days on Market 37
Short Sale N
RE / Bank Owned N

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