

# \$1,039,000 - 616 W Ash Avenue, Fullerton

MLS® #PW25237684

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## \$1,039,000

4 Bedroom, 3.00 Bathroom, 1,645 sqft  
Residential on 0 Acres

Other, Fullerton,

Discover 616 W Ash Avenue, a desirable Fullerton residence offering a blend of comfort, style, and impressive upgrades—all fully permitted. This single-family pool home features 4 spacious bedrooms and 3 full bathrooms. A 2020 front extension adds 467 sq ft, showcasing a generous master suite with recessed lighting, ceiling fan, laminate floors, and an expansive walk-in closet. The luxurious master bathroom boasts designer tile, a walk-in shower with premium fixtures, a spa tub, dual sinks, quartz countertops, extra cabinetry, and newer windows. The oversized garage accommodates tall vehicles and recreational gear with ease. The thoughtfully executed expansion enhances both functionality and appeal. The 2018 kitchen remodel provides granite countertops, abundant cabinetry, and stainless steel appliances (replaced within the last 2–3 years). Enjoy the inviting family room with a modern electric fireplace (added in 2023). Each bedroom offers ample space and storage. Step outside to a private backyard with a refinished chlorine pool (2016), a custom outdoor patio kitchen area (2022) with a mounted TV (included), and plenty of seating—perfect for entertaining. The property is dotted with mature fruit trees, including lemon, avocado, clementine, pluot, and chili, plus blackberry bushes. Additional highlights: remodeled bathrooms, an indoor laundry room, A/C slim condenser (2018), new blinds and flooring, exterior and interior fresh



paint (2021), and a water heater less than a year old. Enjoy a true walker's paradise, with downtown Fullerton only minutes away. Benefit from low taxes, NO Mello-Roos, and NO HOA. Located in the top-rated Fullerton Unified School District and moments from shopping, dining, and entertainment. This exquisite home is a rare opportunity.

Built in 1953

### Essential Information

MLS® #	PW25237684
Price	\$1,039,000
Bedrooms	4
Bathrooms	3.00
Full Baths	3
Square Footage	1,645
Acres	0.14
Year Built	1953
Type	Residential
Sub-Type	Single Family Residence
Style	Mid-Century Modern
Status	Closed
Listing Agent	Andrea Barquero
Listing Office	Jason Mitchell Real Estate California, Inc.

### Community Information

Address	616 W Ash Avenue
Area	83 - Fullerton
Subdivision	Other
City	Fullerton
County	Orange
Zip Code	92832

### Amenities

Utilities	Electricity Connected, Sewer Connected, Water Connected, Cable Connected, Natural Gas Connected, Phone Connected
Parking Spaces	2

Parking	Driveway, Garage, Concrete, Direct Access, Garage Faces Front, Oversized, Private
# of Garages	2
Garages	Driveway, Garage, Concrete, Direct Access, Garage Faces Front, Oversized, Private
View	Pool
Has Pool	Yes
Pool	In Ground, Private
Security	Carbon Monoxide Detector(s), Smoke Detector(s)

## Exterior

Exterior	Vinyl Siding
Exterior Features	Lighting
Lot Description	Front Yard, Sprinkler System, Back Yard, Lawn, Level, Street Level
Windows	Blinds, Double Pane Windows, ENERGY STAR Qualified Windows, Screens
Roof	Composition, Shingle
Construction	Vinyl Siding
Foundation	Slab

## Interior

Interior	Laminate, Tile
Interior Features	Ceiling Fan(s), Eat-in Kitchen, Granite Counters, Open Floorplan, Recessed Lighting, All Bedrooms Down, Bedroom on Main Level, Main Level Primary
Appliances	Dishwasher, Gas Oven, Gas Range, Microwave, Water Heater, Built-In Range, Self Cleaning Oven
Heating	Central
Cooling	Central Air
Fireplace	Yes
Fireplaces	Family Room, Electric
# of Stories	1
Stories	One

## School Information

District	Fullerton Joint Union High
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## Additional Information

Date Listed	October 10th, 2025
Days on Market	83
Short Sale	N

RE / Bank Owned    N

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