

\$1,299,500 - 1437 N Kathleen, Orange

MLS® #PW25271355

\$1,299,500

4 Bedroom, 2.00 Bathroom, 1,746 sqft
Residential on 0 Acres

Villa Park Community, Orange,

Welcome to this exceptional four-bedroom, two-bathroom home nestled in the coveted Villa Park community, where sophistication meets suburban serenity. Upon approach, elegant double walnut doors herald your arrival into 1,746 square feet of thoughtfully designed living space adorned with lustrous light oak luxury vinyl flooring that flows seamlessly throughout.

The heart of this residence showcases a gourmet kitchen that would make even the most discerning chef swoon, featuring gleaming granite countertops, premium stainless steel appliances, and an abundance of storage solutions for the culinary enthusiast. The inviting living room, anchored by a charming fireplace, provides the perfect backdrop for both intimate gatherings and grand entertaining.

The primary bedroom serves as a tranquil retreat, complete with mirrored wardrobe doors and an attached private bathroom. Three additional bedrooms, each equipped with mirrored wardrobe doors, offer flexibility for family living, home offices, or guest accommodations. Throughout the home, recessed lighting and brushed gold hardware elevate the aesthetic with contemporary elegance.

Practical amenities abound, including an indoor laundry room, attached two-car garage,



seller-paid solar panels, efficient tankless water heater, and central air and heating systems for year-round comfort. The location proves equally impressive, with proximity to highly-regarded Villa Park Schools and convenient access to Ralphs Fresh Fare for daily necessities. Villa Park High School sits nearby, while Grijalva Park offers recreational opportunities. The Orange train station provides excellent transportation connectivity.

This residence perfectly balances modern luxury with everyday functionality, creating an ideal sanctuary for contemporary living.

Built in 1964

Essential Information

MLS® #	PW25271355
Price	\$1,299,500
Bedrooms	4
Bathrooms	2.00
Full Baths	2
Square Footage	1,746
Acres	0.16
Year Built	1964
Type	Residential
Sub-Type	Single Family Residence
Style	Contemporary, Mid-Century Modern
Status	Closed
Listing Agent	Sal Nesh
Listing Office	Sal Nesh, Broker

Community Information

Address	1437 N Kathleen
Area	72 - Orange & Garden Grove, E of Harbor, N of 22 F
Subdivision	Villa Park Community
City	Orange
County	Orange
Zip Code	92867

Amenities

Utilities	Electricity Connected, Natural Gas Connected, Phone Connected, Sewer Connected, Water Connected
Parking Spaces	6
Parking	Concrete, Door-Single, Driveway Level, Garage, Garage Faces Front
# of Garages	2
Garages	Concrete, Door-Single, Driveway Level, Garage, Garage Faces Front
View	None
Pool	None

Exterior

Exterior	Stucco
Lot Description	Corner Lot, Front Yard, Landscaped, Street Level, Yard
Windows	Double Pane Windows
Roof	Composition
Construction	Stucco
Foundation	Slab

Interior

Interior	Vinyl
Interior Features	All Bedrooms Down, Bedroom on Main Level, Granite Counters, Main Level Primary, Open Floorplan, Primary Suite, Recessed Lighting, Separate/Formal Dining Room, Stone Counters, Storage, Utility Room
Appliances	Built-In Range, Electric Range, Gas Range, Microwave, Range Hood, Tankless Water Heater
Heating	Central
Cooling	Central Air
Fireplace	Yes
Fireplaces	Gas Starter, Living Room, Wood Burning
# of Stories	1
Stories	One

School Information

District	Orange Unified
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Additional Information

Date Listed	December 5th, 2025
Days on Market	39
Short Sale	N
RE / Bank Owned	N

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