

# \$1,145,000 - 818 S Amber Lane, Anaheim Hills

MLS® #PW26015194

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## \$1,145,000

3 Bedroom, 3.00 Bathroom, 1,638 sqft  
Residential on 0 Acres

N/A, Anaheim Hills,

This one is special - A beautifully-upgraded view home nestled high in the hills within a small, peaceful neighborhood, surrounded by nature. The essence of indoor/outdoor easy living. Light & Bright - Abundant windows provide natural light throughout. Enter to a fireside living room with high, cathedral ceilings for that large, open feel. Gorgeous kitchen with newer Cafe' appliances and quartz waterfall counters with counter bar. Kitchen opens to the family room which flows nicely to the spacious low maintenance backyard. The backyard is peaceful and private with gorgeous views, ready for outdoor relaxing, entertaining and making memories. Bedroom with full bath downstairs. Dual ensuite bedrooms with walk-in closets upstairs. This model allows for attic space to be converted to an additional bonus space/room that many use as an office, workout space or storage. A three, yes 3-car garage with built-in cabinets and tons of storage - the least expensive 3-car-garage-house currently on the market in Anaheim Hills. Full driveway offering parking for up to six cars. Amber Lane is safe, quiet and very well maintained. HOA covers roofs, exteriors, front landscaping and insurance. Highly rated schools. Walking-close to golf, hiking, parks, nature center, saddle club. Close-by shopping, restaurants and entertainment. This area of Anaheim Hills has gorgeous views, lush hillsides, a constant breeze, and a rural-feeling of being far away



from it all while still being close to so much. A truly wonderful place to live.

Built in 1987

### Essential Information

MLS® #	PW26015194
Price	\$1,145,000
Bedrooms	3
Bathrooms	3.00
Full Baths	3
Square Footage	1,638
Acres	0.07
Year Built	1987
Type	Residential
Sub-Type	Single Family Residence
Status	Closed
Listing Agent	Scott Minshall
Listing Office	Keller Williams Realty

### Community Information

Address	818 S Amber Lane
Area	77 - Anaheim Hills
Subdivision	N/A
City	Anaheim Hills
County	Orange
Zip Code	92807

### Amenities

Amenities	Maintenance Grounds, Horse Trails, Insurance, Management, Maintenance Front Yard, Picnic Area, Trail(s)
Utilities	Cable Available, Electricity Connected, Natural Gas Connected, Phone Available, Sewer Connected, Water Connected
Parking Spaces	3
Parking	Driveway Level, Garage, Guest
# of Garages	3
Garages	Driveway Level, Garage, Guest
View	City Lights, Golf Course, Hills, Mountain(s)
Pool	None

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

## Exterior

Exterior Drywall, Stucco

Exterior Features Lighting

Lot Description ZeroToOneUnitAcre, Back Yard, Cul-De-Sac, Front Yard, Sprinklers In Rear, Sprinklers In Front, Street Level

Windows Shutters

Roof Concrete

Construction Drywall, Stucco

Foundation Slab

## Interior

Interior Features Breakfast Bar, Cathedral Ceiling(s), Separate/Formal Dining Room, Bedroom on Main Level, Multiple Primary Suites, Walk-In Closet(s)

Appliances Double Oven, Gas Cooktop, Microwave

Heating Central

Cooling Central Air

Fireplace Yes

Fireplaces Living Room

# of Stories 2

Stories Two

## School Information

District Orange Unified

Elementary Imperial

Middle El Rancho Charter

High Canyon

## Additional Information

Date Listed January 9th, 2026

Days on Market 8

Short Sale N

RE / Bank Owned N

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