

# **\$625,000 - 12688 Chapman Avenue # 3413, Garden Grove**

MLS® #SR24244767

**\$625,000**

2 Bedroom, 2.00 Bathroom, 1,295 sqft

Residential on 0 Acres

Chapman Commons, Garden Grove,

Experience resort-style living in this top-floor gem located in the heart of the Anaheim Resort District. This stunning 2 Bed, 2 Bath unit includes a loft, offering incredible city views and front-row seats to Disneyland's fireworks. There are also three dedicated parking spaces with additional storage. Inside, you'll find high ceilings, laminate flooring, and an inviting private balcony allowing you to enjoy beautiful sunset views. The open-concept kitchen features granite countertops, a breakfast bar, a pantry, and stainless steel appliances, seamlessly flowing into the living and dining areas. The spiral staircase leads you to the loft, which is perfect for guests or even a home office. The primary suite includes a spacious bathroom and private balcony access. Located near major freeways (57, 22, and 5), Chapman Commons community is in close proximity to Disneyland, Downtown Disney, and The Garden Walk's that highlights dining and tons of nightlife. This secure community is loaded with amenities, including chic urban decor, courtyards, a pool and spa with BBQ areas, a clubhouse, and a fitness center. HOA fees cover water, sewer, trash, and gas. Don't miss out, this home is a must-see!



Built in 2007

## **Essential Information**

MLS® #

SR24244767

Price	\$625,000
Bedrooms	2
Bathrooms	2.00
Full Baths	2
Square Footage	1,295
Acres	0.00
Year Built	2007
Type	Residential
Sub-Type	Condominium
Style	Traditional
Status	Closed
Listing Agent	Cherrie Brown
Listing Office	NextHome Real Estate Rockstars

## Community Information

Address	12688 Chapman Avenue # 3413
Area	72 - Orange & Garden Grove, E of Harbor, N of 22 F
Subdivision	Chapman Commons
City	Garden Grove
County	Orange
Zip Code	92840

## Amenities

Amenities	Maintenance Grounds, Trash, Water, Clubhouse, Controlled Access, Fitness Center, Gas, Guard, Pool, Recreation Room, Security, Spa/Hot Tub
Parking Spaces	3
Parking	Assigned, Community Structure, Gated, One Space, Side By Side
# of Garages	3
Garages	Assigned, Community Structure, Gated, One Space, Side By Side
View	City Lights
Has Pool	Yes
Pool	In Ground, Association
Security	Security Gate

## Exterior

Lot Description	Near Park
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## Interior

Interior Features	Balcony, Ceiling Fan(s), High Ceilings, Breakfast Bar, Loft, Open Floorplan,
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	Pantry, Recessed Lighting
Appliances	Dishwasher, Disposal, Microwave
Heating	Central
Cooling	Central Air
Fireplaces	None
# of Stories	2
Stories	Two

## School Information

District	Orange Unified
Elementary	Earl Warren
High	Santiago

## Additional Information

Date Listed	December 5th, 2024
Days on Market	8
Short Sale	N
RE / Bank Owned	N

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