

# \$1,975,000 - 19261 Canyon Drive, Villa Park

MLS® #PW23007442

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## \$1,975,000

4 Bedroom, 4.00 Bathroom, 4,600 sqft  
Residential on 0 Acres

N/A, Villa Park,

Back on market - buyer unable to qualify. Storybook curb appeal! Cape Cod Estate home with pool and spa boasting a floor plan perfect for multigenerational living. It is located in the prestigious community of Villa Park and sits on an expansive 20,800 sq ft flat lot. Serene views of the lush grounds can be seen from several rooms bringing the outside in through a wall of windows. The great room, which could be an in-laws quarters or converted to a rental if permitted by the city, boasts 1250 sq. ft. with eighteen foot vaulted ceilings, complete with wine room and upstairs loft/4th bedroom. Carrera marble counter tops adorn the white kitchen cabinets along with a farm sink and Wolf range. There is a very spacious casual dining area which could be used to expand and remodel the kitchen if desired. Additionally, on the main floor there is a large living and formal dining area, a downstairs bedroom, full and half bath and a home office. The upstairs master bedroom showcases two walk-in closets and a large bathroom with tub and separate shower. There is a second large bedroom upstairs with its own sitting room or storage area. Entertain to your hearts content with a large side yard, pool, spa, pergola and out-door fire pit. Room to add either a tennis, pickle ball, or sports court or a workshop. Come see for yourself! Paid for solar to boot.

Built in 1967



## Additional Information

City	Villa Park
County	Orange
Zip	92861
MLS® #	PW23007442
Bedrooms	4
Bathrooms	4
Square Ft	4,600
Lot Size	0.48
Neighborhood	N/A
Levels	Two
Garages	2
School District	Orange Unified
HOA Dues	\$

## Listing Details

Listing Agent	Donna Garrett
Provided By:	Seven Gables Real Estate

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