

# **\$6,200 - 12637 Pacific Avenue, Los Angeles**

MLS® #25497111

**\$6,200**

3 Bedroom, 3.00 Bathroom, 1,800 sqft

Residential Lease on 0 Acres

N/A, Los Angeles,

Welcome to one of the most desirable areas on the west side, Mar Vista. This home is located just minutes away from Costco, In-N-Out, local restaurants, Marina Del Rey, movie theaters and shops. It's also just 2 miles away from the Venice Beach which is perfect for people who enjoy the beach lifestyle and the ocean breeze. This immaculate 3 bedroom 3 bathroom house + Den + Bonus room includes ceiling fans, a full size in unit washer and dryer, recessed lighting, hardwood flooring throughout. The owner converted the garage into a bonus room with a separate entrance. It comes with a private bathroom and a kitchen bar area with a microwave and a refrigerator. It's perfect for an additional entertaining area or for a bigger family who needs an additional bedroom with some privacy. The main house has 3b2b + den area which provide the additional feature for an office space or a lounge area to entertain. All rooms have lots of natural lights. Last but not least, the side yard has a large open space which is perfect for the outdoor entertainment or pets. Will consider pets with an additional rent. There are 2 additional storage spaces in the back yard. You can also park 2 cars in the driveway. Do not miss out this rare opportunity to live in this unique home on the westside. Applicants will need to make at least 2.5 times of the monthly rent. Please contact the listing agent Sam Chen (text or call preferred) for a private showing right away. Available NOW. Appointment ONLY.



Built in 1940

## Essential Information

MLS® #	25497111
Price	\$6,200
Bedrooms	3
Bathrooms	3.00
Full Baths	3
Square Footage	1,800
Acres	0.12
Year Built	1940
Type	Residential Lease
Sub-Type	Single Family Residence
Style	Contemporary
Status	Closed
Listing Agent	Chien Chou Chen
Listing Office	KW Advisors

## Community Information

Address	12637 Pacific Avenue
Area	C13 - Palms - Mar Vista
Subdivision	N/A
City	Los Angeles
County	Los Angeles
Zip Code	90066

## Amenities

Utilities	Gardener, Trash Collection
Parking Spaces	2
Parking	Driveway
Garages	Driveway
View	None
Pool	None

## Interior

Interior	Tile, Wood
Interior Features	Ceiling Fan(s)
Appliances	Dishwasher, Disposal, Microwave, Refrigerator, Dryer, Washer
Heating	Central, Wall Furnace

Cooling	None
Fireplaces	None
# of Stories	1
Stories	One

## Additional Information

Date Listed	February 13th, 2025
Days on Market	5
Zoning	LAR3
Short Sale	N
RE / Bank Owned	N

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