

# \$965,000 - 5908 York Boulevard, Los Angeles

MLS® #25550303

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## \$965,000

3 Bedroom, 1.00 Bathroom, 1,424 sqft  
Residential on 0 Acres

N/A, Los Angeles,

Exceptional development opportunity in the heart of trendy Highland Park! This approximately 5,600 SF lot, zoned LAC2 with rear alley access, offers plans that consist of 3 phases. Phase 1 is to rebuild the roof which is approved and seller has already paid permits for. Phase 2 plans consist of converting the existing SFR to three units + the cafe. Plans for phase 2 is ready to submit but won't be able to submit to plan check until Phase 1 work is completed and signed off by inspector. Phase 3 is the option to convert the garage into two ADUs in the back or buyer has option to switch to commercial use if wanted. Phase 3 plans can most likely be submitted with phase 2 plans. The existing SFR, previously damaged by fire, is boarded up and ready for redevelopment. Take advantage of the existing plans or explore alternative development possibilities, or other C2-permitted commercial uses. Prime location on vibrant York Blvd, surrounded by popular shops, restaurants, and minutes from DTLA, Dodger Stadium, and major freeways. Plans available upon request. Property to be sold AS-IS-- cash offers or hard money loan only.



Built in 1911

## Essential Information

MLS® #	25550303
Price	\$965,000

Bedrooms	3
Bathrooms	1.00
Full Baths	1
Square Footage	1,424
Acres	0.13
Year Built	1911
Type	Residential
Sub-Type	Single Family Residence
Status	Closed
Listing Agent	Shawn S. Kormondy
Listing Office	Keller Williams Beverly Hills

### Community Information

Address	5908 York Boulevard
Area	632 - Highland Park
Subdivision	N/A
City	Los Angeles
County	Los Angeles
Zip Code	90042

### Amenities

Pool	None
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### Interior

Heating	None
Cooling	None
Fireplaces	None
# of Stories	1
Stories	One

### Additional Information

Date Listed	June 9th, 2025
Days on Market	35
Zoning	LAC2
Short Sale	N
RE / Bank Owned	N

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