

# \$835,000 - 15001 Hartland Street, Van Nuys

MLS® #25556813

**\$835,000**

2 Bedroom, 1.00 Bathroom, 1,005 sqft

Residential on 0 Acres

N/A, Van Nuys,

Welcome to this move-in ready gem nestled on a spacious corner lot a rare find offering versatility, charm, and incredible potential. This beautifully maintained 2-bedroom, 1-bath home features an attached 2-car garage with a bonus sound studio ideal for a home office, creative studio, gym, or workshop. Plus, the generous lot size provides ample space to build an ADU with its own private entrance (buyer to verify), unlocking even more value and functionality. Step inside to find warm wood floors and a sun-filled living and dining area centered around a cozy brick gas fireplace. The open galley kitchen boasts quartz countertops and a charming breakfast area, complemented by a convenient laundry room and pantry. The remodeled bathroom features dual sinks and a shower/tub combo, while the bedrooms offer comfortable living, including a rear bedroom that overlooks the beautifully landscaped backyard. Outdoor living shines here. Enjoy the expansive yard with a covered patio, fruit trees, vegetable gardens, and a unique outdoor movie theater space perfect for entertaining under the stars.

Additional highlights include: New central air and heat, EV charger, All appliances included.

Ideally located near the 405 Freeway, public transit, Valley Presbyterian Hospital, shopping, dining, and entertainment. This home combines comfort, convenience, and opportunity in one delightful package. Priced to sell, don't miss your chance to make this corner-lot beauty your own!



Built in 1949

## Essential Information

MLS® #	25556813
Price	\$835,000
Bedrooms	2
Bathrooms	1.00
Full Baths	1
Square Footage	1,005
Acres	0.15
Year Built	1949
Type	Residential
Sub-Type	Single Family Residence
Style	Traditional
Status	Closed
Listing Agent	Lisa O Turner
Listing Office	LUXE Realty, Inc.

## Community Information

Address	15001 Hartland Street
Area	VN - Van Nuys
Subdivision	N/A
City	Van Nuys
County	Los Angeles
Zip Code	91405

## Amenities

Parking Spaces	2
Parking	Gated, Oversized, Permit Required, RV Potential
# of Garages	2
Garages	Gated, Oversized, Permit Required, RV Potential
View	None
Pool	None
Security	Smoke Detector(s)

## Exterior

Exterior	Stucco
Lot Description	Back Yard, Corners Marked, Front Yard, Lawn, Landscaped, Yard
Windows	Blinds

Roof	Shingle
Construction	Stucco
Foundation	Raised

## Interior

Interior	Wood
Interior Features	Separate/Formal Dining Room, Recessed Lighting, Walk-In Pantry
Appliances	Dishwasher, Disposal, Gas Range, Microwave, Refrigerator, Vented Exhaust Fan, Dryer, Washer
Heating	Central
Cooling	Central Air
Fireplace	Yes
Fireplaces	Gas, Living Room
# of Stories	1
Stories	One

## School Information

District	Los Angeles Unified
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## Additional Information

Date Listed	June 24th, 2025
Days on Market	55
Zoning	LAR1
Short Sale	N
RE / Bank Owned	N

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