

# \$4,900 - 6601 Rubio Avenue, Lake Balboa

MLS® #25557719

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## \$4,900

3 Bedroom, 2.00 Bathroom, 1,667 sqft  
Residential Lease on 0 Acres

N/A, Lake Balboa,

Located on a picturesque, tree-lined street in Lake Balboa, this updated 3-bedroom, 2-bathroom home is now available for lease, offering comfort, charm, and thoughtful upgrades throughout. Enjoy a bright living room with a large bay window and an adjacent dining area perfect for everyday living or entertaining. The expanded, remodeled kitchen features warm, butcher-block countertops, ample cabinetry, and a view of the private backyard. The spacious primary suite includes a luxurious ensuite bathroom with a separate tub and shower, as well as an oversized walk-in closet. Two additional bedrooms are well-sized, and the home includes generous storage throughout. The finished garage, complete with drywall, is currently used as a gym/office but can also be used for parking. Offered furnished or unfurnished. Owner pays for bi-monthly housekeeping and gardening services, making this a low-maintenance, move-in-ready rental. Conveniently located near public transportation, the 101 and 405 freeways, Lake Balboa Park, the Encino Farmers Market, and the Sepulveda Basin Dog Park.



Built in 1950

## Essential Information

MLS® #	25557719
Price	\$4,900

Bedrooms	3
Bathrooms	2.00
Full Baths	2
Square Footage	1,667
Acres	0.14
Year Built	1950
Type	Residential Lease
Sub-Type	Single Family Residence
Style	Traditional
Status	Closed
Listing Agent	Mary Hill
Listing Office	Sotheby's International Realty

### Community Information

Address	6601 Rubio Avenue
Area	LKBL - Lake Balboa
Subdivision	N/A
City	Lake Balboa
County	Los Angeles
Zip Code	91406

### Amenities

Parking Spaces	2
Parking	Concrete, Door-Multi, Garage
Garages	Concrete, Door-Multi, Garage
View	None
Pool	None

### Exterior

Windows	Double Pane Windows, Bay Window(s)
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### Interior

Interior	Tile, Wood
Interior Features	Ceiling Fan(s)
Appliances	Dishwasher, Refrigerator, Washer
Heating	Central
Cooling	Central Air
Fireplaces	None
# of Stories	1

Stories                      One

**Additional Information**

Date Listed                  June 26th, 2025  
Days on Market            6  
Zoning                        LAR1  
Short Sale                    N  
RE / Bank Owned        N

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