

\$999,000 - 6117 Simpson Avenue, North Hollywood

MLS® #25562775

\$999,000

5 Bedroom, 2.00 Bathroom, 1,971 sqft
Residential on 0 Acres

N/A, North Hollywood,

Discover the endless potential of this charming two story 5-bedroom 2-bath pool home, nestled on a picturesque tree-lined street. Lovingly maintained over the years, this property offers a rare opportunity to re-imagine and create a dream home in one of Los Angeles' most vibrant neighborhoods. Cozy living room with a decorative fireplace and an adjoining dining area. The galley kitchen seamlessly opens to the family room, where sliding doors lead to a large backyard. Two bedrooms and a full bath on the main level, while 3 additional bedrooms and a second bathroom are located upstairs. Enjoy quintessential California living with a spacious backyard featuring a pool and spa. A long driveway leads to a generous detached garage that may be transformed into a pool house, creative studio or income-generating ADU. Ideally located just minutes from shopping, dining and entertainment, this home offers unbeatable location combined with income potential. Bring your vision, this is a must-see!



Built in 1938

Essential Information

MLS® #	25562775
Price	\$999,000
Bedrooms	5
Bathrooms	2.00

Full Baths	2
Square Footage	1,971
Acres	0.16
Year Built	1938
Type	Residential
Sub-Type	Single Family Residence
Style	Traditional
Status	Closed
Listing Agent	Josephine Rossi
Listing Office	Coldwell Banker Realty

Community Information

Address	6117 Simpson Avenue
Area	NHO - North Hollywood
Subdivision	N/A
City	North Hollywood
County	Los Angeles
Zip Code	91606

Amenities

Parking Spaces	2
Parking	Driveway, Garage, Attached Carport
Garages	Driveway, Garage, Attached Carport
View	None
Has Pool	Yes
Pool	In Ground

Interior

Interior	Carpet, Wood
Appliances	Disposal, Microwave
Heating	Central
Cooling	Central Air
Fireplace	Yes
Fireplaces	Decorative
# of Stories	2
Stories	Two

Additional Information

Date Listed	July 21st, 2025
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Days on Market	24
Zoning	LAR1
Short Sale	N
RE / Bank Owned	N

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