

# \$749,000 - 16539 Gilmore Street, Lake Balboa

MLS® #25580807

**\$749,000**

3 Bedroom, 2.00 Bathroom, 1,214 sqft

Residential on 0 Acres

N/A, Lake Balboa,

Located in one of Lake Balboa's most desirable pockets, just one block from the sought-after Lake Balboa Park, this home is a rare find for investors or buyers eager to create their dream residence. Inside, you'll find original hardwood floors, a permitted bonus sunroom, and an updated plumbing system. The detached garage features a large extension, perfect for a workshop, studio, or additional storage. And for something truly unique, the property boasts an underground fallout shelter you have to see to believe. The expansive lot is larger than most in the neighborhood, offering endless potential for outdoor living, gardening, or future expansion, or an ADU. Enjoy easy access to multiple golf courses, the Encino Farmers Market, the Japanese Garden, Sepulveda Basin Dog Park, and more. With its prime location and exceptional potential, this home is ready to be transformed into something extraordinary.

Built in 1951

## Essential Information

MLS® #	25580807
Price	\$749,000
Bedrooms	3
Bathrooms	2.00
Full Baths	1
Half Baths	1
Square Footage	1,214



Acres	0.15
Year Built	1951
Type	Residential
Sub-Type	Single Family Residence
Style	Traditional
Status	Closed
Listing Agent	Mary Hill
Listing Office	Sotheby's International Realty

## Community Information

Address	16539 Gilmore Street
Area	LKBL - Lake Balboa
Subdivision	N/A
City	Lake Balboa
County	Los Angeles
Zip Code	91406

## Amenities

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

## Exterior

Foundation	Raised
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## Interior

Interior	Wood
Interior Features	Ceiling Fan(s), Separate/Formal Dining Room
Appliances	Gas Range, Refrigerator, Dryer, Washer
Heating	Wall Furnace
Fireplace	Yes
Fireplaces	Living Room
# of Stories	1
Stories	One

## Additional Information

Date Listed	August 20th, 2025
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Days on Market	15
Zoning	LAR1
Short Sale	N
RE / Bank Owned	N

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