

# \$995,000 - 1197 Curtis Street, Albany

MLS® #41116718

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## \$995,000

3 Bedroom, 2.00 Bathroom, 1,444 sqft  
Residential on 0 Acres

ALBANY, Albany,

Along the banks of Codornices Creek in prime Albany, this charming 2BD/1BA main home and studio casita (with another full bath) create a true oasis near the world-class amenities of the North Berkeley/Albany border. Set on a large lot, the 1444 SQFT home is surrounded by mature trees, enchanting gardens, level lawn, and a musical creek. From the neighborly porch, step into the front living and dining area where sunlight streams from dual-hung windows onto wood floors. The heart of the home is the spacious eat-in kitchen and family room, featuring a beamed ceiling with skylights, garden views, and a vintage Wedgewood stove. A glass door opens to the backyard for indoor/outdoor living. Featuring meandering paths through the garden and down to the creek, the backyard is a lush refuge with plenty of room to entertain, unwind, and play, featuring two sheds and a detached casita with full bath and an Airbnb rental history. Back inside, the home's large full bath with dual vanity invites you to soak or shower immersed in garden views. Upstairs, find two bright bedrooms with closets. A long driveway provides off-street parking. Nearby, enjoy great dining, entertainment, shopping, respected private and public schools, BART, and Cal just up the road.



Built in 1902

## Essential Information

MLS® #	41116718
Price	\$995,000
Bedrooms	3
Bathrooms	2.00
Full Baths	2
Square Footage	1,444
Acres	0.10
Year Built	1902
Type	Residential
Sub-Type	Single Family Residence
Style	Cottage
Status	Closed
Listing Agent	David Gunderman
Listing Office	KW Advisors East Bay

### **Community Information**

Address	1197 Curtis Street
Subdivision	ALBANY
City	Albany
County	Alameda
Zip Code	94706

### **Amenities**

Parking Spaces	2
Parking	Off Street
Garages	Off Street
Pool	None

### **Exterior**

Exterior	Wood Siding
Lot Description	Back Yard, Garden, Yard
Roof	Shingle
Construction	Wood Siding

### **Interior**

Interior	Tile, Wood
Appliances	Gas Water Heater, Dryer, Washer
Heating	Forced Air
Cooling	None

Fireplaces	None
Stories	Two

### **Additional Information**

Date Listed	November 5th, 2025
Days on Market	14
Short Sale	N
RE / Bank Owned	N

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