

\$1,150,000 - 1450 Ontario Street, Burbank

MLS® #BB25031067

\$1,150,000

2 Bedroom, 2.00 Bathroom, 1,586 sqft

Residential on 0 Acres

N/A, Burbank,

Large two-bed, two-bath, move in ready with Development Opportunities.

Spacious two-bedroom, two-bath family home situated on a lovely corner lot. This home is move-in ready with a new roof (2025), gleaming hardwood floors, and lots of space. The fireplace creates a cozy atmosphere in the large living room. The home features a family room and good-sized bedrooms. The backyard with mature fruit trees and a covered patio is perfect for playing, hosting, or a simple evening cooking outside. The large corner lot provides excellent access to the property with potential for RV or boat parking.

Located in west Burbank, the home sits on a tree lined street, where the locals love walking and riding their bikes. Located near locally owned restaurants and coffee shops. Within the boundary of the highly desired Burbank Unified School District including Brett Hart Elementary, Luther Burbank Middle School, and Burbank / Burroughs High School.

Buyers will find the home to be cozy and warm with excellent space for entertaining or spending a quiet evening at home. Everyone will appreciate the open areas for play as well as the convenient access to community destinations and Burbank's local schools. The real estate investor will find interest in the opportunity for expansion to the original home, potential for multiple ADU development, as



well as SB9 opportunity. The existing family room has the potential to be converted into a third bedroom. Potential investor and floor plan designs are provided for review onsite.

Act fast as this property will not last.

Built in 1940

Essential Information

MLS® #	BB25031067
Price	\$1,150,000
Bedrooms	2
Bathrooms	2.00
Full Baths	2
Square Footage	1,586
Acres	0.14
Year Built	1940
Type	Residential
Sub-Type	Single Family Residence
Style	Traditional
Status	Closed
Listing Agent	John Brennan
Listing Office	Keller Williams Realty World Media Center

Community Information

Address	1450 Ontario Street
Area	610 - Burbank
Subdivision	N/A
City	Burbank
County	Los Angeles
Zip Code	91505

Amenities

Utilities	Cable Available, Electricity Connected, Natural Gas Connected, Sewer Connected, Water Connected
Parking Spaces	2
Parking	Direct Access, Driveway, Garage, Controlled Entrance, Garage Faces Side
# of Garages	2

Garages	Direct Access, Driveway, Garage, Controlled Entrance, Garage Faces Side
View	None
Pool	None
Security	Carbon Monoxide Detector(s), Smoke Detector(s)

Exterior

Exterior	Stucco, Drywall, Plaster
Exterior Features	Awning(s), Rain Gutters
Lot Description	ZeroToOneUnitAcre, Back Yard, Corner Lot, Lawn
Windows	Blinds
Roof	Shingle, Composition
Construction	Stucco, Drywall, Plaster
Foundation	Raised

Interior

Interior	Wood
Interior Features	Ceiling Fan(s), Walk-In Closet(s), All Bedrooms Down, Bedroom on Main Level, Block Walls, Breakfast Bar, Ceramic Counters, Tile Counters
Appliances	Dishwasher, Disposal, Gas Water Heater, Microwave, Gas Range, Water To Refrigerator
Heating	Central, Natural Gas
Cooling	Central Air, Attic Fan
Fireplace	Yes
Fireplaces	Living Room
# of Stories	1
Stories	One

School Information

District	Burbank Unified
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Additional Information

Date Listed	February 10th, 2025
Days on Market	38
Zoning	BUR1YY
Short Sale	N
RE / Bank Owned	N

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