

# \$850,000 - 11524 Brussels Avenue, Sylmar

MLS® #BB25114443

**\$850,000**

4 Bedroom, 2.00 Bathroom, 1,279 sqft

Residential on 0 Acres

N/A, Sylmar,

Nestled in the serene foothills of Lake View Terrace, this charming 4-bedroom, 2-bathroom single-story home spans 1,279 sq ft and sits on a generous 9,020 sq ft lot, offering a tranquil, semi-rural lifestyle just minutes from urban conveniences. The property boasts a sparkling pool, a lush fruit orchard with avocado, orange, guava, and lemon trees, and ample outdoor space—perfect for relaxation and entertaining. Recent upgrades include a new air conditioning unit, freshly painted exterior, new garage door, partially updated bathrooms, energy-efficient solar panels, and newly painted kitchen cabinets, ensuring comfort, sustainability, and a modern aesthetic. Located close to top-rated schools such as Brainard Elementary and Verdugo Hills High, as well as parks like the Lake View Terrace Recreation Center and Hansen Dam Recreation Area, this home offers both convenience and recreation. Shopping centers like the Lake View Terrace Shopping Center and easy access to the 210 Freeway make commuting and daily errands a breeze. This property is a must-see!



Built in 1961

## Essential Information

MLS® # BB25114443

Price \$850,000

Bedrooms 4

Bathrooms	2.00
Full Baths	2
Square Footage	1,279
Acres	0.21
Year Built	1961
Type	Residential
Sub-Type	Single Family Residence
Status	Closed
Listing Agent	Max Gonzalez
Listing Office	Buena Vista Realty

## Community Information

Address	11524 Brussels Avenue
Area	SYL - Sylmar
Subdivision	N/A
City	Sylmar
County	Los Angeles
Zip Code	91342

## Amenities

Parking Spaces	2
# of Garages	2
View	Neighborhood
Has Pool	Yes
Pool	In Ground, Private

## Exterior

Lot Description	Back Yard, Front Yard
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## Interior

Heating	Central
Cooling	Central Air
Fireplace	Yes
Fireplaces	Living Room
# of Stories	1
Stories	One

## School Information

District	Los Angeles Unified
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## Additional Information

Date Listed	May 22nd, 2025
Days on Market	27
Zoning	LARS
Short Sale	N
RE / Bank Owned	N

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