

# \$899,000 - 4806 Canehill Avenue, Lakewood

MLS® #CV25233764

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## \$899,000

3 Bedroom, 2.00 Bathroom, 1,896 sqft  
Residential on 0 Acres

Lakewood City/Lakewood (LCK), Lakewood,

Welcome to this charming and generously sized home located in the desirable city of Lakewood. As you arrive, you're greeted by a lovely mature tree in the front yard and a cozy front porch—perfect for relaxing and enjoying the neighborhood. Step inside to a warm and inviting living room. To the right, you'll find two nicely sized bedrooms with a full bathroom conveniently situated between them. Just behind the living room is a spacious kitchen that opens up to an expansive great room featuring a classic brick fireplace and soaring vaulted ceilings—ideal for entertaining or relaxing with family. Tucked away at the back of the home, to the right of the great room, is the private primary suite complete with a full en-suite bathroom, offering a peaceful retreat. From the great room, sliding doors lead out to a covered back patio—perfect for outdoor dining or simply enjoying the fresh air. The backyard also includes a handy shed for extra storage. The home does need a little TLC, making it a great opportunity to add your personal touches and build equity. With a solid layout and great bones, this property is just waiting for someone to make it shine. The home also features a 2-car attached garage, a giant attic and is conveniently located near retail stores, restaurants and major freeways, making for an easy commute. Don't miss your chance to make this wonderful Lakewood habitat your own!



Built in 1950

## Essential Information

MLS® #	CV25233764
Price	\$899,000
Bedrooms	3
Bathrooms	2.00
Full Baths	2
Square Footage	1,896
Acres	0.12
Year Built	1950
Type	Residential
Sub-Type	Single Family Residence
Style	Traditional
Status	Closed
Listing Agent	Jeffrey Eigure
Listing Office	KELLER WILLIAMS PREMIER PROPER

## Community Information

Address	4806 Canehill Avenue
Area	23 - Lakewood Park
Subdivision	Lakewood City/Lakewood (LCK)
City	Lakewood
County	Los Angeles
Zip Code	90713

## Amenities

Utilities	Electricity Connected, Natural Gas Connected, Sewer Connected, Water Connected, Cable Available, Phone Available
Parking Spaces	2
Parking	Door-Multi, Driveway, Garage, Concrete
# of Garages	2
Garages	Door-Multi, Driveway, Garage, Concrete
View	Neighborhood
Pool	None
Security	Carbon Monoxide Detector(s), Smoke Detector(s)

## Exterior

Exterior	Stucco, Brick, Concrete, Drywall, Glass
Lot Description	ZeroToOneUnitAcre, Front Yard, Street Level, Trees
Windows	Blinds, Drapes

Roof	Composition
Construction	Stucco, Brick, Concrete, Drywall, Glass
Foundation	Raised

### **Interior**

Interior	Laminate, Tile, Wood
Interior Features	Open Floorplan, All Bedrooms Down, Bedroom on Main Level, Attic, Beamed Ceilings, Main Level Primary, Pull Down Attic Stairs
Appliances	Dishwasher, Gas Oven, Refrigerator, Water Heater, Dryer, Washer
Heating	Central, Fireplace(s)
Cooling	Central Air
Fireplace	Yes
Fireplaces	Great Room
# of Stories	1
Stories	One

### **School Information**

District	Long Beach Unified
Elementary	Cleveland
Middle	Bancroft
High	Lakewood

### **Additional Information**

Date Listed	October 6th, 2025
Days on Market	6
Short Sale	N
RE / Bank Owned	N

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