

\$1,099,000 - 14734 Marlin, Van Nuys

MLS® #CV26037686

\$1,099,000

4 Bedroom, 3.00 Bathroom, 1,587 sqft
Residential on 0 Acres

N/A, Van Nuys,

Welcome to 14732-34 Marlin Place, a Mid Century Modern single-family home for sale in Van Nuys that pairs standout curb appeal with real versatility. Remodeled in 2018 & updates in 2026, this property is set on a quiet and spacious street. 4-bedroom, 3-bath, this property delivers the kind of flexible living setup first-time buyers and investors look for most, a permitted attached ADU with its own address, plus a vast, fully landscaped setting that feels like a private retreat.

Inside the 1,587 sq ft main residence are new windows, new light fixtures, new interior paint, new floors and baseboards, which create a clean, move-in-ready feel, while a beautiful fireplace anchors the living space. The kitchen and bathrooms keep the aesthetic sharp with subway tile finishes, and practical touches like a stackable washer and dryer in the kitchen make everyday routines easy. Brand new central heating and cooling, a newer water heater, and a newer control panel add confidence behind the scenes. The ADU is a true second living space, complete with its own kitchen and bathroom, split A/C unit, and a tankless water heater, ideal for extended stays, a private workspace, or additional income potential, all with the convenience of separate addressing.

Outdoor space is where this home really shines. The lot is over 7,200 sqft and designed to be enjoyed, from the big front yard with lots



of shade under a towering tree, to the backyard privacy created by 32 mature hedges. Drought tolerant landscaping, a landscape drain system, and black chip landscaping in parts of the front yard keep upkeep in check, while an orange tree and clementine tree add a classic SoCal touch. Brand new exterior paint, new front rain gutters, front motion lights, outdoor solar lights, new outdoor stairs, and a large outdoor shed round out a yard that is both polished and purposeful. Parking is simple with a wide and long driveway, plus a 220 volt car charger ready for your EV.

Convenience comes standard with quick access near the 405 and 101 freeways, and close to everyday stops like Costco, Starbucks, and Ventura Blvd.

Built in 1949

Essential Information

MLS® #	CV26037686
Price	\$1,099,000
Bedrooms	4
Bathrooms	3.00
Full Baths	3
Square Footage	1,587
Acres	0.17
Year Built	1949
Type	Residential
Sub-Type	Single Family Residence
Style	Mid-Century Modern, Patio Home
Status	Closed
Listing Agent	Chris Jinna
Listing Office	VISMAR REAL ESTATE

Community Information

Address 14734 Marlin

Area	VN - Van Nuys
Subdivision	N/A
City	Van Nuys
County	Los Angeles
Zip Code	91405

Amenities

Utilities	Electricity Available
Parking	Driveway
Garages	Driveway
View	Neighborhood
Pool	None
Security	Carbon Monoxide Detector(s), Smoke Detector(s)

Exterior

Exterior	Stucco
Exterior Features	Lighting, Rain Gutters
Lot Description	Back Yard, Front Yard, Garden, Landscaped, Sprinklers None, ZeroToOneUnitAcre
Windows	Blinds
Roof	Shingle
Construction	Stucco
Foundation	Raised

Interior

Interior	Laminate
Interior Features	Breakfast Bar, Primary Suite, All Bedrooms Down, Ceiling Fan(s), Eat-in Kitchen
Appliances	Gas Cooktop, Gas Oven, Gas Water Heater, Range Hood, Tankless Water Heater
Heating	Central, Forced Air
Cooling	Central Air
Fireplace	Yes
Fireplaces	Living Room, Gas
# of Stories	1
Stories	One

School Information

District	Los Angeles Unified
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High

Van Nuys

Additional Information

Date Listed February 19th, 2026

Days on Market 21

Short Sale N

RE / Bank Owned N

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