

# \$1,350,000 - 1227 Western Avenue, Glendale

MLS® #DW25271375

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## \$1,350,000

3 Bedroom, 2.00 Bathroom, 1,294 sqft  
Residential on 0 Acres

N/A, Glendale,

Charming Spanish-style residence on a large 8,300 sqft lot â€” a rare find in 91201. This comfortable 3-bedroom, 2-bath single-story home offers timeless character with the flexibility today's buyers want balancing classic character with modern possibilities. The roomy lot offers plenty of outdoor space for gardening, entertaining, or expansion, while the timeless architecture and intimate scale make it an ideal home for families, creative homeowners, or buyers looking to add personal touches. Located in the legacy Grandview neighborhood in Glendale, this property presents a unique opportunity to combine heritage charm with long-term value. Enjoy a comfortable, right-sized layout with inviting living spaces, vintage architectural details, and abundant natural light.



Built in 1928

## Essential Information

MLS® #	DW25271375
Price	\$1,350,000
Bedrooms	3
Bathrooms	2.00
Full Baths	2
Square Footage	1,294
Acres	0.19
Year Built	1928
Type	Residential

Sub-Type	Single Family Residence
Status	Closed
Listing Agent	Omar Salazar
Listing Office	Realty Source Inc.

### **Community Information**

Address	1227 Western Avenue
Area	626 - Glendale-Northwest
Subdivision	N/A
City	Glendale
County	Los Angeles
Zip Code	91201

### **Amenities**

Parking Spaces	5
Parking	Door-Multi, Garage, Driveway Up Slope From Street
# of Garages	2
Garages	Door-Multi, Garage, Driveway Up Slope From Street
View	Mountain(s), Neighborhood
Pool	None

### **Exterior**

Lot Description	Back Yard, Front Yard, Garden, Sprinkler System
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### **Interior**

Interior Features	Separate/Formal Dining Room, All Bedrooms Down, Bedroom on Main Level, Main Level Primary, Breakfast Area
Heating	Central
Cooling	Central Air
Fireplace	Yes
Fireplaces	Living Room
# of Stories	1
Stories	One

### **School Information**

District	Glendale Unified
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### **Additional Information**

Date Listed	December 2nd, 2025
Days on Market	4

Short Sale                N

RE / Bank Owned      N

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