

# **\$1,169,000 - 8224 Whitsett Avenue, North Hollywood**

MLS® #GD25006212

**\$1,169,000**

3 Bedroom, 3.00 Bathroom, 1,687 sqft

Residential on 0 Acres

N/A, North Hollywood,

This luxurious, newly built property is truly an exceptional find. Designed with elegance in mind. The front yard welcomes you with beautiful landscaping featuring lush green grass and iconic palm trees, all enclosed by a stylish fence that enhances both privacy and curb appeal. This home features a grand entrance that opens to soaring high ceilings adorned with recessed lighting, creating an inviting ambiance. A state-of-the-art kitchen awaits, with brand new cabinetry, a functional kitchen island, perfect for everyday dining and gatherings. This space embodies both style and practicality, ideal for anyone who loves to cook, entertain, or simply enjoy quality time in a beautiful setting. With ample countertop space, the island serves as a natural centerpiece in the kitchen, ideal for family meals, casual entertaining, and culinary prep, and stainless steel appliances. The stunning Anderson windows allow abundant natural light, adding to the home's spacious feel. The bathrooms are meticulously upgraded with modern fixtures and finishes, while the main suite offers a generous walk-in closet. For added convenience, the home includes a washer and dryer and the solar panels that provide energy efficiency and cost savings. The backyard is both beautiful and low-maintenance, perfect for outdoor relaxation, or gathering and includes rain barrels for water conservation. A separate back unit, accessible from a rear alley, adds flexibility, space along with a spacious storage



unit, enhancing the property's versatility. This home is a blend of modern upgrades and thoughtful design, making it perfect for comfortable and sustainable living.

Built in 1952

## Essential Information

MLS® #	GD25006212
Price	\$1,169,000
Bedrooms	3
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,687
Acres	0.17
Year Built	1952
Type	Residential
Sub-Type	Single Family Residence
Status	Closed
Listing Agent	Madlen Hairapetian
Listing Office	JohnHart Real Estate

## Community Information

Address	8224 Whitsett Avenue
Area	NHO - North Hollywood
Subdivision	N/A
City	North Hollywood
County	Los Angeles
Zip Code	91605

## Amenities

Parking Spaces	5
Parking	Gated, Carport, One Space
Garages	Gated, Carport, One Space
View	None
Pool	None

## Exterior

Lot Description	ZeroToOneUnitAcre, Front Yard, Back Yard
Windows	Blinds

## Interior

Interior	Laminate, Tile
Interior Features	High Ceilings, Open Floorplan, Recessed Lighting, Storage, Bedroom on Main Level, Main Level Primary, Unfurnished, Walk-In Closet(s)
Appliances	Disposal, Tankless Water Heater, Dryer, Washer, Gas Oven, Gas Range, Vented Exhaust Fan
Heating	Central
Cooling	Central Air
Fireplaces	None
# of Stories	1
Stories	One

## School Information

District	Los Angeles Unified
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## Additional Information

Date Listed	January 7th, 2025
Days on Market	33
Zoning	LARS
Short Sale	N
RE / Bank Owned	N

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