

# \$3,495 - 11819 West Trail, Sylmar

MLS® #GD25032524

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**\$3,495**

2 Bedroom, 1.00 Bathroom, 920 sqft

Residential Lease on 0 Acres

N/A, Sylmar,

Great Location! Recently Remodeled Private 2-Bedroom, 1-Bathroom Home Offers Many Upgrades. These include a Sleek Kitchen and Bathroom, High-Vaulted Ceiling in the Living/Dining Room with a Large Sliding Door, Recessed Lighting, Central Air/Heat, Sleek Tile Floors, Double-Paned Windows, a Stove/Range, Dishwasher, Tankless Water Heater, Washer/Dryer, and ADT Security System with Cameras (monthly service not included).

Outside, Youâ€™™ll Find a Spacious BBQ Area with Stunning City Views, Perfect for Entertaining. The Automated Gate Opens to a Large, Stone-Paved Front Yard with Ample Parking for Multiple Vehicles.

Located in the Foothills of Sylmar, between Kagel Canyon and Lake View Terrace, this property offers the perfect blend of privacy and convenience. Easy access and minutes from the 210, 118, and I5 Freeways.

Trash collection included in rent.

Built in 1939

## Essential Information

MLS® #                      GD25032524

Price                        \$3,495

Bedrooms                2



Bathrooms	1.00
Full Baths	1
Square Footage	920
Acres	0.22
Year Built	1939
Type	Residential Lease
Sub-Type	Single Family Residence
Status	Closed
Listing Agent	Adam Vardanyan
Listing Office	Pegasus Realty

## Community Information

Address	11819 West Trail
Area	SYL - Sylmar
Subdivision	N/A
City	Sylmar
County	Los Angeles
Zip Code	91342

## Amenities

Utilities	Cable Available, Water Connected, Trash Collection, Electricity Available, Natural Gas Available
Parking Spaces	4
View	Mountain(s), City Lights, Peek-A-Boo
Pool	None

## Exterior

Lot Description	ZeroToOneUnitAcre
Foundation	Slab

## Interior

Interior	Laminate, Tile
Interior Features	See Remarks
Appliances	Gas Oven, Gas Range, Refrigerator, Range Hood, Tankless Water Heater
Cooling	Central Air
Fireplaces	None
# of Stories	1
Stories	One

## School Information

District                      Los Angeles Unified

**Additional Information**

Date Listed                February 12th, 2025  
Days on Market        22  
Zoning                    LCR1\*  
Short Sale                N  
RE / Bank Owned      N

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