

# \$1,695,000 - 3260 Beaudry, Glendale

MLS® #GD25136761

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## \$1,695,000

4 Bedroom, 3.00 Bathroom, 2,673 sqft  
Residential on 0 Acres

N/A, Glendale,

In 1974, Gregg Artistic Homes proudly built this large one story modern just up the road from the Oakmont Country Club. The well-conceived four bedroom and three bath design is open and bathed in natural light with serene views of the surrounding hills.

Double doors open to a grand formal entry with a large step-down formal living room to the left and the formal dining room to its right. Both of these entertaining spaces enjoy mountain views to the north. The large kitchen at the center of the house opens to a huge family room with a vaulted ceiling, fireplace, and a wall of glass looking out to the rear grounds, pool area, and the views south.

The primary and middle bedrooms are in the east wing with each having its own bath. The primary also has a large dressing area with a vanity, and a large closet. The other two large bedrooms and baths are in the west wing. Just a few additional features include a large laundry room, rear view yard with pool and spa, and an attached two car garage.

Built in 1974

## Essential Information

|          |             |
|----------|-------------|
| MLS® #   | GD25136761  |
| Price    | \$1,695,000 |
| Bedrooms | 4           |



|                |                                |
|----------------|--------------------------------|
| Bathrooms      | 3.00                           |
| Full Baths     | 3                              |
| Square Footage | 2,673                          |
| Acres          | 0.30                           |
| Year Built     | 1974                           |
| Type           | Residential                    |
| Sub-Type       | Single Family Residence        |
| Style          | Modern                         |
| Status         | Closed                         |
| Listing Agent  | Craig Farestveit               |
| Listing Office | Craig Estates & Fine Propertie |

### **Community Information**

|             |                                   |
|-------------|-----------------------------------|
| Address     | 3260 Beaudry                      |
| Area        | 627 - Rossmoyne & Verdu Woodlands |
| Subdivision | N/A                               |
| City        | Glendale                          |
| County      | Los Angeles                       |
| Zip Code    | 91208                             |

### **Amenities**

|                |                            |
|----------------|----------------------------|
| Utilities      | See Remarks                |
| Parking Spaces | 2                          |
| # of Garages   | 2                          |
| View           | Mountain(s), Neighborhood  |
| Has Pool       | Yes                        |
| Pool           | In Ground, Private, Gunite |

### **Exterior**

|                 |       |
|-----------------|-------|
| Lot Description | Bluff |
|-----------------|-------|

### **Interior**

|                   |   |
|-------------------|---|
| Interior          | See Remarks   |
| Interior Features | Built-in Features, Separate/Formal Dining Room, Eat-in Kitchen, All Bedrooms Down, Primary Suite, See Remarks |
| Appliances        | Refrigerator  |
| Heating           | Central   |
| Cooling           | See Remarks   |
| Fireplace         | Yes   |

|              |             |
|--------------|-------------|
| Fireplaces   | Family Room |
| # of Stories | 1           |
| Stories      | One         |

### **School Information**

|          |                  |
|----------|------------------|
| District | Glendale Unified |
|----------|------------------|

### **Additional Information**

|                 |                 |
|-----------------|-----------------|
| Date Listed     | June 22nd, 2025 |
| Days on Market  | 10              |
| Zoning          | GLR1*           |
| Short Sale      | N               |
| RE / Bank Owned | N               |

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