

\$799,999 - 14344 Beaver Street, Sylmar

MLS® #GD25159183

\$799,999

4 Bedroom, 2.00 Bathroom, 1,980 sqft

Residential on 0 Acres

N/A, Sylmar,

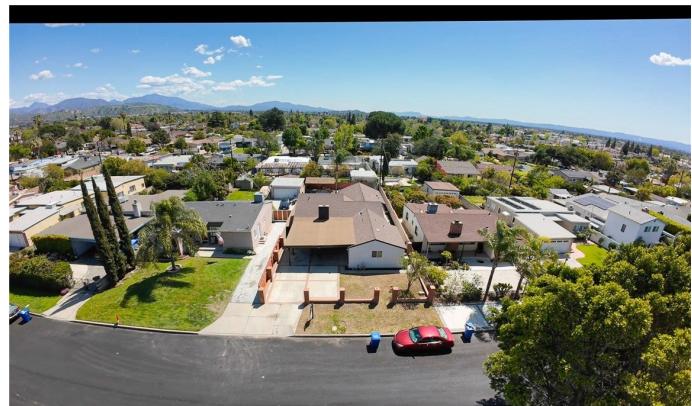
Back on the market with brand-new upgrades including a new HVAC system! Welcome to this spacious and legally permitted 4-bedroom, 2-bathroom home with a bonus third bathroom and excellent ADU potential. Situated on a 7,109 sq ft R1-1 lot in a sought-after Sylmar neighborhood, this home offers nearly 2,000 sq ft of living space, perfect for growing families or multi-generational living. Recent improvements include a fully remodeled kitchen, fresh interior and exterior paint, and updated finishes throughout.

The garage has been legally converted to a utility room and features an unpermitted third bathroom, ideal for guests or a future ADU conversion (buyer to verify). This property is priced to sell, bring your highest and best offer. FHA and Conventional financing welcome!

Built in 1948

Essential Information

MLS® #	GD25159183
Price	\$799,999
Bedrooms	4
Bathrooms	2.00
Full Baths	2
Square Footage	1,980
Acres	0.16
Year Built	1948



Type	Residential
Sub-Type	Single Family Residence
Status	Closed
Listing Agent	Grant Yahiayan
Listing Office	Magic Realty

Community Information

Address	14344 Beaver Street
Area	SYL - Sylmar
Subdivision	N/A
City	Sylmar
County	Los Angeles
Zip Code	91342

Amenities

Parking	Carport, Attached Carport
Garages	Carport, Attached Carport
View	Neighborhood
Pool	None

Exterior

Lot Description	ZeroToOneUnitAcre
Roof	Shingle

Interior

Interior Features	Ceiling Fan(s)
Appliances	Washer
Heating	Central
Cooling	Central Air
Fireplace	Yes
Fireplaces	Living Room
# of Stories	1
Stories	One

School Information

District	Los Angeles Unified
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Additional Information

Date Listed	July 15th, 2025
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Days on Market	14
Zoning	LAR1
Short Sale	N
RE / Bank Owned	N

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