

# \$999,000 - 6847 Katherine Avenue, Van Nuys

MLS® #GD25187767

## \$999,000

3 Bedroom, 2.00 Bathroom, 2,183 sqft  
Residential on 0 Acres

N/A, Van Nuys,

Welcome to your next great opportunity in Van Nuys—a 3 bedroom, 2 bathroom pool home with an expansive ~2,183 sq ft layout and an easy, everyday flow. As you enter, a wide living room with fireplace spills into a dedicated dining area and an airy family room, all oriented to the backyard for seamless indoor/outdoor living. The kitchen and baths are ready for a refresh, making this the ideal canvas to design exactly what you want without paying for someone else’s choices.



The primary suite is set apart for privacy, while two additional bedrooms offer flexible space for guests, an office, or a creative studio. Outside, a sparkling pool anchors the yard—perfect for relaxing weekends and evening gatherings. A detached two-car garage adds storage and potential for a workshop or an ADU conversion (buyer to verify). With solid bones, a great floor plan, and room to add value, this home is smartly priced to sell and ready for its next chapter.

Built in 1974

## Essential Information

MLS® #	GD25187767
Price	\$999,000
Bedrooms	3
Bathrooms	2.00

Full Baths	2
Square Footage	2,183
Acres	0.18
Year Built	1974
Type	Residential
Sub-Type	Single Family Residence
Style	Traditional
Status	Closed
Listing Agent	Jack Holwahjian
Listing Office	Huntington Group

### Community Information

Address	6847 Katherine Avenue
Area	VN - Van Nuys
Subdivision	N/A
City	Van Nuys
County	Los Angeles
Zip Code	91405

### Amenities

Parking Spaces	2
Parking	Door-Multi, Garage
# of Garages	2
Garages	Door-Multi, Garage
View	Neighborhood
Has Pool	Yes
Pool	In Ground, Private

### Exterior

Lot Description	ZeroToOneUnitAcre
Roof	Shingle

### Interior

Interior Features	Breakfast Area, Separate/Formal Dining Room, Primary Suite
Heating	Central
Cooling	Central Air
Fireplace	Yes
Fireplaces	Family Room, Living Room
# of Stories	1

StoriesOne

School Information

DistrictLos Angeles Unified

Additional Information

Date ListedAugust 20th, 2025

Days on Market18

ZoningLAR1

Short SaleN

RE / Bank OwnedN

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