

# \$720,000 - 653 Clarion Place, Claremont

MLS® #IV25063086

**\$720,000**

3 Bedroom, 2.00 Bathroom, 1,272 sqft

Residential on 0 Acres

N/A, Claremont,

AMAZING OPPORTUNITY! This is your chance to purchase a three-bedroom, two-bathroom home on a tree-lined cul-de-sac with space for an ADU in Claremont for a great value! This charming single-level ranch home is located just a short distance from highly rated K-12 schools, Claremont Colleges, Pomona College, The Botanical Gardens, The Claremont Club, Whole Foods, Claremont Packing House, and more! It features a healthy 9,945-ft lot with a two-car garage, spacious frontage, a rear Alumawood porch, and an expansive rear yard with fruit and nut-bearing trees. The interior is largely original, offering a classic floorplan with a kitchen, dining nook, living room with a red brick fireplace on one wing and two guest bedrooms, a guest bathroom, and a primary suite on the opposite wing. This property is a fixer-upper and represents an excellent opportunity to create your vision while gaining value! Don't miss your chance to see it before it's GONE!



Built in 1962

## Essential Information

MLS® #	IV25063086
Price	\$720,000
Bedrooms	3
Bathrooms	2.00
Full Baths	2

Square Footage	1,272
Acres	0.23
Year Built	1962
Type	Residential
Sub-Type	Single Family Residence
Style	Ranch
Status	Closed
Listing Agent	Jeremy Hubacek
Listing Office	COMPASS

## Community Information

Address	653 Clarion Place
Area	683 - Claremont
Subdivision	N/A
City	Claremont
County	Los Angeles
Zip Code	91711

## Amenities

Utilities	Cable Connected, Electricity Connected, Natural Gas Connected, Phone Available, Sewer Connected, Water Connected
Parking Spaces	6
Parking	Driveway, Garage Faces Front, Garage
# of Garages	2
Garages	Driveway, Garage Faces Front, Garage
View	Neighborhood
Pool	None
Security	Carbon Monoxide Detector(s), Smoke Detector(s)

## Exterior

Exterior	Drywall, Stucco, Wood Siding
Lot Description	ZeroToOneUnitAcre
Windows	Double Pane Windows
Roof	Composition, Shingle
Construction	Drywall, Stucco, Wood Siding
Foundation	Slab

## Interior

Interior	Carpet, Laminate, Tile
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Interior Features	Breakfast Bar, Breakfast Area, Eat-in Kitchen, All Bedrooms Down
Appliances	Electric Oven, Electric Range, Disposal, Gas Water Heater
Heating	Central
Cooling	Central Air
Fireplace	Yes
Fireplaces	Family Room, Gas
# of Stories	1
Stories	One

## School Information

District	Claremont Unified
Elementary	Chapparal
Middle	El Roble
High	Claremont

## Additional Information

Date Listed	March 23rd, 2025
Days on Market	6
Zoning	CLRS10000*
Short Sale	N
RE / Bank Owned	N

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