

# **\$848,000 - 1217 Barbara Avenue, West Covina**

MLS® #MB25111461

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## **\$848,000**

3 Bedroom, 2.00 Bathroom, 1,331 sqft  
Residential on 0 Acres

N/A, West Covina,

This lovely 3 bedroom 2 bath home nestled in a quiet cut-de-sac is perfectly located. It's walking distance to the West Covina Fashion Plaza, Porto's Restaurant and near theaters, farmers market, hospitals, fire department, police department and much more. Close access to 10 and 605 freeways. This home is perfect for a growing family, it's near grammar, middle, and high school. This home welcomes you with a step down living room that includes a brick fireplace and dining room. Whether you're planning to entertain or just want to relax and unwind this tranquil back yard will do it for you. It includes a wonderful patio equipped with fans, lighting and built-in gas BBQ. The property also has perks like an inside laundry, upgraded electrical panel, 2 car garage and a large lot of over 9,000 square feet. Not a lot of turnover in this pocket. This is definitely a must see!!



Built in 1956

## **Essential Information**

MLS® #	MB25111461
Price	\$848,000
Bedrooms	3
Bathrooms	2.00
Full Baths	2
Square Footage	1,331
Acres	0.21
Year Built	1956

Type	Residential
Sub-Type	Single Family Residence
Style	Ranch, Patio Home
Status	Closed
Listing Agent	Vivian Villasenor
Listing Office	EXCELLENCE RE REAL ESTATE

## Community Information

Address	1217 Barbara Avenue
Area	669 - West Covina
Subdivision	N/A
City	West Covina
County	Los Angeles
Zip Code	91790

## Amenities

Utilities	Electricity Connected, Natural Gas Connected, Phone Connected, Sewer Connected, Water Connected
Parking Spaces	6
Parking	Driveway
# of Garages	2
Garages	Driveway
View	None
Pool	None

## Exterior

Exterior	Stucco, Drywall, Plaster
Exterior Features	Barbecue, Lighting, Rain Gutters
Lot Description	ZeroToOneUnitAcre, Back Yard, Cul-De-Sac, Front Yard, Sprinklers Timer, Sprinkler System, Yard, Level, Near Public Transit, Paved, Sprinklers In Front, Sprinklers In Rear, Sprinklers Manual, Sprinklers On Side
Windows	Double Pane Windows, Screens
Roof	Composition, Shingle
Construction	Stucco, Drywall, Plaster
Foundation	Raised

## Interior

Interior	Carpet
Interior Features	Separate/Formal Dining Room, All Bedrooms Down, Tile Counters

Appliances	Disposal, Gas Oven, Barbecue, Water Heater
Heating	Central, Fireplace(s)
Cooling	Central Air
Fireplace	Yes
Fireplaces	Living Room
# of Stories	1
Stories	One

### **School Information**

District	West Covina
High	West Covina

### **Additional Information**

Date Listed	May 20th, 2025
Days on Market	142
Zoning	WCR1YY
Short Sale	N
RE / Bank Owned	N

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