

# **\$869,000 - 10862 Wescott Avenue, Sunland**

MLS® #P1-20582

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## **\$869,000**

3 Bedroom, 2.00 Bathroom, 1,404 sqft  
Residential on 0 Acres

N/A, Sunland,

Nestled in a serene South Sunland neighborhood, this charming home offers a perfect blend of tranquility and opportunity. Situated on a peaceful, tree-lined street, the property has peekaboo views of Big Tujunga Canyon from various rooms, providing a daily dose of natural beauty. Lovingly owned by the same family for over 35 years, it has been meticulously maintained and is ready for your personal touch. Enter into the spacious living room, complete with a cozy corner fireplace, ideal for relaxing evenings. Beneath the carpets, original hardwood floors await discovery, adding timeless charm to the home. The oversized kitchen flows seamlessly into a generous dining area, perfect for hosting family meals or gatherings with friends. Sliding glass doors open to a private backyard oasis, featuring a large covered patio and a variety of mature fruit trees, creating the ideal space for outdoor enjoyment. With over 1,400 square feet of living space and a two-car garage, this home offers ample room to grow. Its well-kept condition makes it a dream for buyers seeking a minimal project--more decorating than renovating. Add your personal style and make this gem your own while enjoying breathtaking mountain views and a neighborhood full of character. Don't miss this rare opportunity!



Built in 1957

## **Essential Information**

MLS® #	P1-20582
Price	\$869,000
Bedrooms	3
Bathrooms	2.00
Full Baths	2
Square Footage	1,404
Acres	0.13
Year Built	1957
Type	Residential
Sub-Type	Single Family Residence
Style	Ranch
Status	Closed
Listing Agent	Robbyn Battles
Listing Office	JohnHart Real Estate

### **Community Information**

Address	10862 Wescott Avenue
Area	659 - Sunland/Tujunga
Subdivision	N/A
City	Sunland
County	Los Angeles
Zip Code	91040

### **Amenities**

Parking Spaces	2
# of Garages	2
View	None
Pool	None

### **Exterior**

Exterior	Stucco
Lot Description	Cul-De-Sac, Sprinklers None
Roof	Composition
Construction	Stucco
Foundation	Raised

### **Interior**

Interior	Carpet, Tile, Wood
Interior Features	Bedroom on Main Level, Built-in Features, Separate/Formal Dining Room,

	Storage, Tile Counters
Appliances	Gas Cooktop, Gas Oven, Refrigerator
Heating	Central
Cooling	Central Air
Fireplace	Yes
Fireplaces	Living Room
# of Stories	1
Stories	One

### **Additional Information**

Date Listed	January 23rd, 2025
Days on Market	54
Short Sale	N
RE / Bank Owned	N

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