

# **\$1,295,000 - 524 Griffith Park Drive, Burbank**

MLS® #P1-20935

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## **\$1,295,000**

3 Bedroom, 2.00 Bathroom, 1,906 sqft

Residential on 0 Acres

N/A, Burbank,

Welcome to 524 N Griffith Park Drive, an exquisitely remodeled 3-bedroom, 2-bathroom retreat (1,531 sqft) with a detached recreational room (375 sqft) on a prized Burbank street. This home boasts an unmatched combination of upgrades, location, neighborhood, schools, shopping, and dining options. The chef's kitchen features modern cabinetry, durable quartz countertops, and high-end appliances. Just beyond the kitchen, the light-filled living room is centered around a beautiful fireplace. The master suite includes a spacious walk-in closet and a modern bathroom. Two additional generously sized bedrooms share a bathroom with double sinks and a walk-in shower. Enjoy the convenience of a laundry room with a brand-new washer and dryer. The permitted 375 sq. ft. recreational room is a versatile bonus space that can be used as a studio, office, gym, playroom, or extra storage. Additional upgrades include new recessed lighting, a new AC system, a new water heater, a freshly painted recreation room, an upgraded garage with extra storage, and immaculately maintained grounds. Located in the 'Media Capital of the World', Burbank is home to numerous media and entertainment companies, including Walt Disney Studios and Warner Brothers Studios. This property provides easy access to the San Fernando Valley, San Gabriel Valley, Downtown Los Angeles, and Hollywood via Highways 5, 134, and 101. The Hollywood Burbank Airport is conveniently located on the



northwest side of the city. This property is zoned for the highly regarded Burbank Unified School District. Additionally, you'll enjoy close proximity to a variety of shopping and dining options, including Porto's Bakery, Trader Joe's, Whole Foods, Costco, Target, Walmart, and IKEA. Experience the perfect blend of luxury living and practical convenience in the heart of Burbank.

Built in 1941

**Essential Information**

MLS® #	P1-20935
Price	\$1,295,000
Bedrooms	3
Bathrooms	2.00
Full Baths	2
Square Footage	1,906
Acres	0.15
Year Built	1941
Type	Residential
Sub-Type	Single Family Residence
Status	Closed
Listing Agent	Hang Zhang
Listing Office	Keller Williams Realty

**Community Information**

Address	524 Griffith Park Drive
Area	610 - Burbank
Subdivision	N/A
City	Burbank
County	Los Angeles
Zip Code	91506

**Amenities**

Parking Spaces	2
Parking	Garage
# of Garages	2

Garages	Garage
View	None
Pool	None

## Exterior

Lot Description	Landscaped, Sprinklers None
Roof	Shingle

## Interior

Interior Features	Eat-in Kitchen, Quartz Counters, All Bedrooms Down, Primary Suite, Walk-In Closet(s)
Appliances	Dishwasher, Electric Cooktop, Electric Range, Microwave, Refrigerator, Water Heater, Dryer, Washer
Heating	Central
Cooling	Central Air
Fireplace	Yes
Fireplaces	Living Room
# of Stories	1
Stories	One

## Additional Information

Date Listed	November 20th, 2024
Days on Market	12
Short Sale	N
RE / Bank Owned	N

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