

# \$899,000 - 1016 Mariposa, Altadena

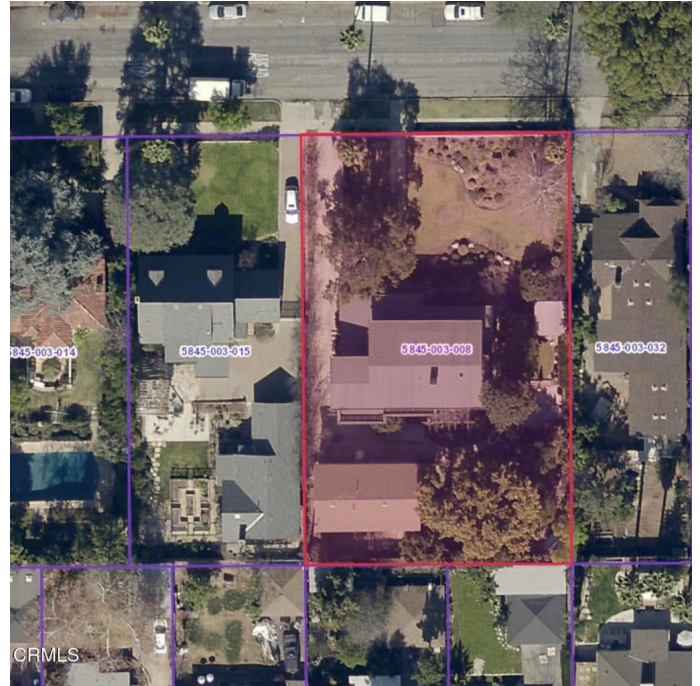
MLS® #P1-20989

**\$899,000**

0 Bedroom, 0.00 Bathroom,  
Land on 0 Acres

Not Applicable, Altadena,

This home was lost in the Eaton Fire and the property is being sold as land only. This large, flat, rectangular parcel is almost 1/2 an acre in a prime location just east of the Lake Ave. business corridor. Public records indicate the main home was built in 1912 and was a 2-story, 2,985 sf. home plus a fully permitted separate 3-car garage and workshop with an additional 1,000 sf. apartment above the garage (also permitted). The lost home was a Craftsman style estate and the river rock and brick wall at the sidewalk is still fully intact. There is also a fabricated stream, a Koi pond and a built-in brick patio/bbq area that remain. There are gorgeous city and downtown LA views. The 12,829 sf. lot directly next door at 1004 E. Mariposa is also for sale simultaneously. Both lots together would make a wonderful investment/development opportunity. Buyer to do their own due diligence and investigations with LA County as to zoning, permitting, and any future building requirements. Buyer shall purchase the property in AS-IS condition using the VLPA form. All utilities were available before the fire. Seller has opted into phase 2 of the debris removal. Drive by only. DO NOT walk on the Property under any circumstances. Seller has no architectural plans, permits, entitlements, surveys, or other pre-construction documentation.



## Essential Information

|                |                                |
|----------------|--------------------------------|
| MLS® #         | P1-20989                       |
| Price          | \$899,000                      |
| Bathrooms      | 0.00                           |
| Acres          | 0.45                           |
| Type           | Land                           |
| Status         | Closed                         |
| Listing Agent  | Anne Kislingbury               |
| Listing Office | Berkshire Hathaway Home Servic |

### Community Information

|             |                |
|-------------|----------------|
| Address     | 1016 Mariposa  |
| Area        | 604 - Altadena |
| Subdivision | Not Applicable |
| City        | Altadena       |
| County      | Los Angeles    |
| Zip Code    | 91001          |

### Amenities

|      |                          |
|------|--------------------------|
| View | City Lights, Mountain(s) |
|------|--------------------------|

### Exterior

|                 |                 |
|-----------------|-----------------|
| Lot Description | Sprinklers None |
|-----------------|-----------------|

### Additional Information

|                 |                     |
|-----------------|---------------------|
| Date Listed     | February 25th, 2025 |
| Days on Market  | 9                   |
| Zoning          | LCR17500            |
| Short Sale      | N                   |
| RE / Bank Owned | N                   |

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