

\$1,250,000 - 397 Catalina Ave Avenue, Pasadena

MLS® #P1-24066

\$1,250,000

4 Bedroom, 3.00 Bathroom, 1,859 sqft

Residential on 0 Acres

N/A, Pasadena,

Welcome to 397 N. Catalina Ave, a Craftsman-style home in the heart of Pasadena. This spacious fixer offers the opportunity to bring your vision to reality! The home features 3 bedrooms plus an office/den, 3 bathrooms, and 1,859 square feet of living space. Two of the bedrooms, including the space that can be utilized as an office or den are conveniently located downstairs, offering easy access and comfortable living, while the upstairs bedroom provides the perfect spot for privacy - think secondary home office, guest room, or your own personal retreat! Plus, with 3 bathrooms, convenience is never compromised. There's even a California basement for added storage needs. Outside, the long driveway and carport can easily fit multiple vehicles. However, the real gem here is the expansive nearly 9,000+ square-foot lot, which is zoned for up to 6 units. If you're an investor or looking for added space to build, this is an amazing opportunity to expand, develop and add income-producing potential!

Please note that the existing home has historical designation and cannot be demolished. And if you just want to enjoy the space as is, you'll love the room for entertaining, gardening, and so much more. Located in a vibrant Pasadena neighborhood, you'll be just minutes from fantastic shops, restaurants, and all the cultural attractions the city has to offer. Whether you're looking to settle in or make a smart investment, come see all the wonderful



possibilities this home has in store for you!

Built in 1905

Essential Information

MLS® #	P1-24066
Price	\$1,250,000
Bedrooms	4
Bathrooms	3.00
Full Baths	3
Square Footage	1,859
Acres	0.21
Year Built	1905
Type	Residential
Sub-Type	Single Family Residence
Style	Craftsman
Status	Closed
Listing Agent	Joycelynn Tan
Listing Office	Keller Williams Realty

Community Information

Address	397 Catalina Ave Avenue
Area	646 - Pasadena (NE)
Subdivision	N/A
City	Pasadena
County	Los Angeles
Zip Code	91106

Amenities

Parking Spaces	2
Parking	Driveway, Detached Carport
Garages	Driveway, Detached Carport
View	None
Pool	None

Exterior

Exterior	Wood Siding
Lot Description	Sprinklers None

Construction Wood Siding

Interior

Interior	Laminate
Appliances	Gas Range, Refrigerator
Heating	Wall Furnace
Cooling	Wall/Window Unit(s)
Fireplaces	None
Stories	Two

Additional Information

Date Listed	August 8th, 2025
Short Sale	N
RE / Bank Owned	N

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