

# **\$1,325,000 - 13239 Clyde Park Avenue, Hawthorne**

MLS® #PV25120872

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**\$1,325,000**

4 Bedroom, 2.00 Bathroom, 1,400 sqft  
Residential on 0 Acres

N/A, Hawthorne,

Presenting a move-in ready, entertainerâ€™s delight with numerous updates in a stellar location in Hollyglen; located on a very private, oversized, fully enclosed lot! This property is unique for Hollyglen in that this floor plan includes a 4th bedroom/office with direct outdoor access, a family room (in addition to a living room) which also opens to the backyard, 1400 square feet of living space, and a lot size over 6000 square feet. That's not all, it's located on a highly desirable, low-traffic street, in the heart of Hollyglen, a couple walkable blocks to Wiseburn elementary and middle schools. Nearly every major system has been updated to some degree: roof (2015), electrical panel, plumbing, dual-pane windows, central air conditioning and heat, recessed lighting, new vinyl flooring, and fresh interior paint throughout. Under portions of the vinyl flooring are beautiful, original hardwood floors, if that's your preference. The kitchen (with solid wood cabinets) and bathrooms are in excellent condition featuring timeless mid-century charmâ€™ready to enjoy as-is or customize to your taste. Outside, the expansive backyard is ideal for entertaining, gardening, lounging, with space to store a boat or recreational vehicles behind the gated side yard. Gas and water hookups are in place on the back patio, making it easy to hook up a grill and water feature. If youâ€™re dreaming of expanding down the line, this lot has the footprint to make it happen. The 2-car garage features a workbench and plenty of room for



parking and storage. In addition, the driveway can accommodate several cars and would make a great sports court. Located a few miles to beaches, Manhattan Village, El Segundo Plaza/The Point, Trader Joe's, Bristol Farms & numerous dining establishments. This home is in the distinguished Wiseburn School District. This unique property will sell quickly. Donâ€™t miss the opportunity to make this rare Hollyglen gem your own!

Built in 1955

**Essential Information**

MLS® #	PV25120872
Price	\$1,325,000
Bedrooms	4
Bathrooms	2.00
Full Baths	2
Square Footage	1,400
Acres	0.14
Year Built	1955
Type	Residential
Sub-Type	Single Family Residence
Status	Closed
Listing Agent	Patti Gowda
Listing Office	Harcourts Hunter Mason Realty

**Community Information**

Address	13239 Clyde Park Avenue
Area	107 - Holly Glen/Del Aire
Subdivision	N/A
City	Hawthorne
County	Los Angeles
Zip Code	90250

**Amenities**

Utilities	Electricity Connected, Natural Gas Connected, Sewer Connected
Parking Spaces	2

Parking	Driveway, Garage, RV Access/Parking, Boat, Garage Faces Side
# of Garages	2
Garages	Driveway, Garage, RV Access/Parking, Boat, Garage Faces Side
View	None
Pool	None
Security	Carbon Monoxide Detector(s), Smoke Detector(s)

## Exterior

Lot Description	Back Yard, Front Yard, Landscaped, Near Park
Windows	Double Pane Windows, Blinds, Screens
Roof	Shingle, Composition
Foundation	Raised, Slab

## Interior

Interior	Vinyl
Interior Features	Recessed Lighting, Bedroom on Main Level, Ceiling Fan(s), Galley Kitchen, Main Level Primary, Separate/Formal Dining Room, Tile Counters
Appliances	Dishwasher, Disposal, Gas Oven, Gas Range, Water To Refrigerator
Heating	Central
Cooling	Central Air
Fireplaces	None
# of Stories	1
Stories	One

## School Information

District	Wiseburn Unified
High	Hawthorne

## Additional Information

Date Listed	January 31st, 2025
Days on Market	4
Zoning	HAR1YY
Short Sale	N
RE / Bank Owned	N

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