

\$1,159,000 - 1163 Sandwood Place, San Pedro

MLS® #PV25124187

\$1,159,000

3 Bedroom, 2.00 Bathroom, 2,007 sqft
Residential on 0 Acres

N/A, San Pedro,

Welcome to 1163 Sandwood Place, a stunning single-family home in the sought-after San Pedro Highlands neighborhood. Offering approximately 2,007 square feet of beautifully maintained living space on a 5,555 square foot lot, this residence combines many indoor and exterior updates to create an inviting and functional environment for all age groups. The level entry introduces you to the main floor, which offers an open layout with a welcoming living room that flows into the dining area, creating the perfect space for gatherings. The kitchen is equipped with ample custom cabinetry, granite countertops, Miele dishwasher, and stainless steel appliances including a built in microwave over the gas range, making meal prep a breeze. The spacious downstairs family room with French doors leading to the outdoor pool area was converted from the 4th bedroom. Adding back the closet would provide a large bedroom for parents, or possibly grandparents, with a step-in bath tub in the bathroom nextdoor. Upstairs, you'll find the private bedrooms with ample closet space, all designed with comfort and functionality in mind. You can access the custom upstairs patio, that adds extra square footage of entertaining space. Proceeding halfway down the oak stairs, you will find a built out bonus room that would make a great office, sewing room, children's playroom, etc. The bonus room has built in open cabinets and shelves that line two walls, plus enclosed storage spaces. The flagstone paved back



yard boasts a stainless steel Lynx divided gas grill that supports grilling at different temperature settings, plus two burners and lots of storage space underneath. The granite countertop has ample space for multiple cooks. A covered patio provides shade and a view of the glistening salt-water swimming pool, heated by your own solar panels. Practical features include an attached garage for convenient parking and storage, along with custom nook for the washer and dryer. A pull-down ladder provides access to full attic storage and the recently installed furnace/air conditioning unit. A great family home that can accommodate the needs for all age groups.

Built in 1962

Essential Information

MLS® #	PV25124187
Price	\$1,159,000
Bedrooms	3
Bathrooms	2.00
Full Baths	2
Square Footage	2,007
Acres	0.13
Year Built	1962
Type	Residential
Sub-Type	Single Family Residence
Status	Closed
Listing Agent	Cheryl Watson
Listing Office	Estate Properties

Community Information

Address	1163 Sandwood Place
Area	193 - San Pedro - North
Subdivision	N/A
City	San Pedro
County	Los Angeles
Zip Code	90731

Amenities

Utilities	Cable Connected, Electricity Connected, Natural Gas Connected, Sewer Connected
Parking Spaces	2
Parking	Driveway, Garage, Direct Access, Garage Door Opener, Paved
# of Garages	2
Garages	Driveway, Garage, Direct Access, Garage Door Opener, Paved
View	None
Has Pool	Yes
Pool	Private, Salt Water, Solar Heat
Security	Carbon Monoxide Detector(s), Smoke Detector(s)

Exterior

Exterior Features	Awning(s)
Lot Description	Back Yard, Front Yard, Landscaped
Windows	Double Pane Windows, Custom Covering(s), Skylight(s)
Roof	Composition

Interior

Interior	Tile, Wood
Interior Features	Balcony, Ceiling Fan(s), Separate/Formal Dining Room, Recessed Lighting, Walk-In Closet(s), Built-in Features, Crown Molding, Granite Counters, Open Floorplan, Pull Down Attic Stairs
Appliances	Dishwasher, Gas Cooktop, Disposal, Gas Range, Microwave, Built-In Range, Convection Oven, Tankless Water Heater
Heating	Central
Cooling	Central Air
Fireplace	Yes
Fireplaces	Gas, Living Room, Gas Starter
# of Stories	2
Stories	Two

School Information

District	Los Angeles Unified
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Additional Information

Date Listed	June 6th, 2025
Days on Market	18
Zoning	LAR1
Short Sale	N

RE / Bank Owned N

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