

# \$890,000 - 13503 Brazo Road, La Mirada

MLS® #PW25054000

**\$890,000**

3 Bedroom, 2.00 Bathroom, 1,298 sqft

Residential on 0 Acres

N/A, La Mirada,

Welcome to this beautifully updated home in the highly sought-after Gardenhill neighborhood, where style and comfort blend seamlessly. The open-concept living area features a striking granite-faced fireplace, vaulted open beam ceilings, and an expansive double slider that floods the space with natural light while offering picturesque views of the backyard and pool.

The remodeled kitchen boasts a sleek granite countertops, a stylish tile backsplash, new cabinetry with elegant glass-front accents, under-cabinet lighting, and premium stainless steel appliances. A convenient indoor laundry room adds to the home's functionality.

Each well-sized bedroom offers mirrored wardrobe closets and ceiling fans, while the primary suite provides a private retreat with an upgraded en-suite bath. Both bathrooms have been tastefully remodeled with modern vanities and custom tile work.

New wood-like flooring flows throughout most of the home, complemented by new doors and baseboards. Stay comfortable year-round with central A/C, energy-efficient dual-pane windows, and updated ceiling fans.

The home's curb appeal is undeniable, featuring a spacious front porch perfect for relaxing on cool summer evenings. beautiful brick work and long driveway leading to the



spacious 2 car garage. Step into the backyard and discover your private oasisâ€"complete with a flagstone patio, a pool, a outdoor pergola, and a built-in BBQ island.

Ideally located within walking distance to Biola University, top-rated La Mirada schools, shopping, La Mirada Golf Course, and the expansive La Mirada Regional Parkâ€"home to Splash! Water Park, a fishing lake, tennis courts, and more.

Donâ€™t miss this incredible opportunity to own a move-in-ready home with modern upgrades and an unbeatable location!

Built in 1956

## Essential Information

MLS® #	PW25054000
Price	\$890,000
Bedrooms	3
Bathrooms	2.00
Full Baths	1
Square Footage	1,298
Acres	0.14
Year Built	1956
Type	Residential
Sub-Type	Single Family Residence
Status	Closed
Listing Agent	Mary Ann Lawson
Listing Office	Redfin Corporation

## Community Information

Address	13503 Brazo Road
Area	M3 - La Mirada
Subdivision	N/A
City	La Mirada
County	Los Angeles
Zip Code	90638

## Amenities

Parking Spaces	4
Parking	Garage, Concrete, Direct Access, Door-Single, Driveway
# of Garages	2
Garages	Garage, Concrete, Direct Access, Door-Single, Driveway
View	Neighborhood
Has Pool	Yes
Pool	In Ground, Private

## Exterior

Lot Description	Back Yard, Front Yard, Landscaped, Lawn
Roof	Composition

## Interior

Interior	Laminate
Interior Features	All Bedrooms Down, Attic, Beamed Ceilings, Ceiling Fan(s), Granite Counters, High Ceilings, Main Level Primary, Recessed Lighting, Stone Counters, Storage, Unfurnished, Wired for Data
Appliances	Dishwasher, Electric Range, Disposal, Microwave, Barbecue, Built-In Range, Convection Oven, Electric Water Heater, Gas Oven, Gas Range, High Efficiency Water Heater, Tankless Water Heater
Heating	Central, Solar
Cooling	Central Air, Attic Fan
Fireplace	Yes
Fireplaces	Living Room
# of Stories	1
Stories	One

## School Information

District	Norwalk - La Mirada
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## Additional Information

Date Listed	March 19th, 2025
Days on Market	10
Zoning	LMR1*
Short Sale	N
RE / Bank Owned	N

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