

# **\$620,000 - 9312 Garden View Avenue, South Gate**

MLS® #RS25157983

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## **\$620,000**

2 Bedroom, 1.00 Bathroom, 990 sqft

Residential on 0 Acres

N/A, South Gate,

Wonderful property in a desirable area of South Gate, tree lined street, close to mayor fwys, stores, ...

2 well sized bedrooms , updtdated Kitchen, updated bathroom, good size living room, dining area , central A/C system, private backyard , front porch , 2 car garage, PERMITTED RECREATIONAL ROOM 12X15 =180 sqft. attached to garage ready for your buyers to do an ADU. Toilet and shower inside the garage are unpermitted.

Beautiful property. All offers will be subject to interior inspection. Property will be delivered vacant. Seller is cooperating.



Built in 1940

## **Essential Information**

MLS® #	RS25157983
Price	\$620,000
Bedrooms	2
Bathrooms	1.00
Full Baths	1
Square Footage	990
Acres	0.10
Year Built	1940
Type	Residential
Sub-Type	Single Family Residence
Status	Closed
Listing Agent	Francisco Granadeno
Listing Office	Big Block Powerhouse Realty

## Community Information

Address	9312 Garden View Avenue
Area	T2 - Cudahy, SouthGate W of 710, HuntPk S of Flore
Subdivision	N/A
City	South Gate
County	Los Angeles
Zip Code	90280

## Amenities

Parking Spaces	2
# of Garages	2
View	None
Pool	None

## Exterior

Lot Description	ZeroToOneUnitAcre, Street Level
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## Interior

Interior Features	All Bedrooms Down
Cooling	Central Air
Fireplace	Yes
Fireplaces	Living Room, See Remarks
# of Stories	1
Stories	One

## School Information

District	Los Angeles Unified
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## Additional Information

Date Listed	July 14th, 2025
Days on Market	36
Zoning	SGR3*
Short Sale	N
RE / Bank Owned	N

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