

# \$999,000 - 1725 Averill Park, San Pedro

MLS® #SB25222258

**\$999,000**

2 Bedroom, 1.00 Bathroom, 1,034 sqft

Residential on 0 Acres

N/A, San Pedro,

Step inside and exhale: a freshly renovated 2-bedroom, 1-bath sanctuary where everything feels new. Clean white cabinetry, quartz counters, luxury appliances, new floors, and all-new windows reflect light and order. Behind the walls, a full electrical rewire, upgraded panel, central HVAC, and tankless water heater ensure the home runs as seamlessly as it looks.

The kitchen is the heart—renovated with precision, flowing effortlessly to the concrete-poured patio and expansive 9,110 sq. ft lot. Built-in hallway cabinetry and updated custom closets keep life organized, while a fully remodeled detached garage—with window, climate-controlled mini-split HVAC, two custom built-in desks, and a full shelving system—doubles as a ready-made home office, creative studio, or gym.

Outdoors, the newly poured driveway provides both guest parking and space for play, while the backyard stretches wide and open, framed by harbor and ocean views. String lights, dinners, and slow mornings unfold here. Elevated above the street, the lot combines privacy with connection.

Around you, Averill Park's trails, waterfalls, and community spirit. Beyond, San Pedro's harbor, coastline, and authentic eateries set the backdrop for weekends full of



discovery.

Every detail is ready: fresh, modern, move-in easy. This isn't just a home—it's clarity, calm, and room to live fully. Feel the balance for yourself.

Built in 1951

## Essential Information

MLS® #	SB25222258
Price	\$999,000
Bedrooms	2
Bathrooms	1.00
Full Baths	1
Square Footage	1,034
Acres	0.21
Year Built	1951
Type	Residential
Sub-Type	Single Family Residence
Style	Patio Home
Status	Closed
Listing Agent	Leonard Larocca
Listing Office	Compass

## Community Information

Address	1725 Averill Park
Area	183 - Vista Del Oro
Subdivision	N/A
City	San Pedro
County	Los Angeles
Zip Code	90732

## Amenities

Parking Spaces	2
Parking	Garage, Heated Garage
# of Garages	2
Garages	Garage, Heated Garage
View	Hills, Neighborhood, Harbor

Pool	None
Security	Carbon Monoxide Detector(s), Smoke Detector(s)

## Exterior

Lot Description	Back Yard, Yard
Windows	Double Pane Windows
Foundation	Raised

## Interior

Interior	Vinyl
Interior Features	Open Floorplan, Quartz Counters, Recessed Lighting, All Bedrooms Down, Bedroom on Main Level, Block Walls
Appliances	Dishwasher, Refrigerator, Double Oven, Electric Cooktop
Heating	Central
Cooling	Central Air
Fireplaces	None
# of Stories	1
Stories	One

## School Information

District	Los Angeles Unified
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## Additional Information

Date Listed	September 23rd, 2025
Days on Market	16
Short Sale	N
RE / Bank Owned	N

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