

# **\$688,000 - 14874 Tyler Street, Sylmar**

MLS® #SR24231340

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## **\$688,000**

2 Bedroom, 1.00 Bathroom, 768 sqft

Residential on 0 Acres

N/A, Sylmar,

Check out this secluded gem at the end of its block in Sylmar! This 2 bedroom/1 bath home with a detached 1.5 car (20 x 14) garage is completely fenced and very private with black walnut and olive trees and a small wash running along one of the lot lines. The home has some updated features including new laminate flooring, Mr. Cool mini split, and freshly painted bedrooms. Kitchen was updated 10± years ago. The 3-year old LG refrigerator stays along with the reverse osmosis system. There is a fully permitted 20 x 8 Sun Room and the washer/dryer will stay as well. The square footage does not include this Sun Room! There is plenty of solar power; this is currently leased. You may decide that you would like to keep the lease which includes the service warranty. The larger than average lot has several fruit trees including large lemon, peach, plum, grapes and olive tree plus dwarf orange, tangerine and grapefruit trees. There are 3 raised garden beds and a chicken coup that will stay; chicken run also makes a great dog run. There is plenty of room in front for a small RV/Camper plus several vehicles. The home has tons of potential for remodeling but is move-in ready now. It may also be possible to convert the detached garage into an ADU. This cozy home offers a unique opportunity for the right buyers who want to be close to town and freeways, yet feel completely secluded in our own little corner of the world! Please view the video tour!



Built in 1950

## Essential Information

MLS® #	SR24231340
Price	\$688,000
Bedrooms	2
Bathrooms	1.00
Full Baths	1
Square Footage	768
Acres	0.25
Year Built	1950
Type	Residential
Sub-Type	Single Family Residence
Status	Closed
Listing Agent	Sean De Veritch
Listing Office	HomeSmart Evergreen Realty

## Community Information

Address	14874 Tyler Street
Area	SYL - Sylmar
Subdivision	N/A
City	Sylmar
County	Los Angeles
Zip Code	91342

## Amenities

Utilities	Electricity Connected, Natural Gas Connected, Sewer Connected, Phone Available, Water Connected
Parking Spaces	2
Parking	Garage, Boat, Door-Single, Driveway, See Remarks
# of Garages	2
Garages	Garage, Boat, Door-Single, Driveway, See Remarks
View	Mountain(s), Trees/Woods
Pool	None

## Exterior

Lot Description	Back Yard, Front Yard, Garden, Level, Street Level, Trees, Yard
Roof	Shingle

## Interior

Interior	Carpet, Tile, Laminate
Interior Features	Ceiling Fan(s), Bedroom on Main Level, All Bedrooms Down, Breakfast Bar, Main Level Primary
Appliances	Dishwasher, Gas Oven, Microwave, Refrigerator, Dryer, Washer, Gas Cooktop, Gas Range, Water Heater, Water Purifier, Water To Refrigerator
Heating	Ductless, Floor Furnace, Natural Gas
Cooling	Ductless, Wall/Window Unit(s)
Fireplaces	None
# of Stories	1
Stories	One

## School Information

District	Los Angeles Unified
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## Additional Information

Date Listed	November 11th, 2024
Days on Market	97
Zoning	LAR1
Short Sale	N
RE / Bank Owned	N

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