

# **\$3,600 - 12036 Roscoe Boulevard, North Hollywood**

MLS® #SR24252506

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**\$3,600**

3 Bedroom, 2.00 Bathroom, 1,200 sqft

Residential Lease on 0 Acres

N/A, North Hollywood,

Spacious Newly Built 3-Bedroom, 2-Bathroom  
/ 1200 sq ft

Discover modern living in this newly built Accessory Dwelling Unit (ADU) located at 12034 Roscoe Boulevard, North Hollywood, CA. This thoughtfully designed home offers contemporary features, privacy, and comfort in a prime location.

Property Features:

3 Bedrooms, 2 Bathrooms

Open Floor Plan with high ceilings and ample natural light.

Durable laminate flooring throughout.

Recessed lighting and ceiling fans in the living room and master bedroom for added comfort.

Mini-split systems in every bedroom for personalized temperature control.

Kitchen: Quartz countertops, shaker cabinets, stainless steel appliances (refrigerator, range, above-range microwave), and washer/dryer hookups in the kitchen closet.

Master Bedroom: Features a large walk-in closet and an ensuite bathroom with quartz countertops, a shower, and a tub.

Bathrooms: Both include ample storage space and modern finishes.

Outdoor & Additional Amenities:

Fully fenced property for enhanced security and privacy.

Paver driveway with parking for two cars.

Low-maintenance landscaping featuring drought-resistant plants.

French doors and sliding doors for a light and bright atmosphere.



This home is perfect for those seeking a blend of modern design and functionality. Located in the vibrant North Hollywood area, youâ€™ll enjoy easy access to shopping, dining, and entertainment

Built in 2024

Essential Information

MLS® #	SR24252506
Price	\$3,600
Bedrooms	3
Bathrooms	2.00
Full Baths	2
Square Footage	1,200
Acres	0.16
Year Built	2024
Type	Residential Lease
Sub-Type	Single Family Residence
Status	Closed
Listing Agent	Vikki Meza
Listing Office	J & V Real Estate Group Inc.

Community Information

Address	12036 Roscoe Boulevard
Area	NHO - North Hollywood
Subdivision	N/A
City	North Hollywood
County	Los Angeles
Zip Code	91605

Amenities

Utilities	Electricity Connected, Natural Gas Connected, Water Connected, None
Parking	Driveway
Garages	Driveway
View	None
Pool	None
Security	Carbon Monoxide Detector(s), Fire Detection System, Smoke Detector(s)

Exterior

Lot Description	ZeroToOneUnitAcre
Windows	Double Pane Windows
Roof	Shingle

## Interior

Interior	Laminate
Interior Features	High Ceilings, All Bedrooms Down, Walk-In Closet(s), Ceiling Fan(s), Open Floorplan, Primary Suite, Quartz Counters, Unfurnished
Appliances	Gas Range, Microwave, Refrigerator, Tankless Water Heater
Heating	ENERGY STAR Qualified Equipment
Cooling	ENERGY STAR Qualified Equipment
Fireplaces	None
# of Stories	1
Stories	One

## School Information

District	Los Angeles Unified
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## Additional Information

Date Listed	December 19th, 2024
Days on Market	48
Zoning	LAR1
Short Sale	N
RE / Bank Owned	N

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