

# \$629,000 - 13351 Burbank Boulevard # 4, Valley Glen

MLS® #SR25001362

## \$629,000

2 Bedroom, 3.00 Bathroom, 1,036 sqft  
Residential on 0 Acres

N/A, Valley Glen,

Step into this beautiful townhouse where comfort and convenience await. The living room features high ceilings with recessed lighting and sliding glass doors open onto a comfortable patio that runs the length of the unit. The updated kitchen features granite countertops and stainless-steel appliances and a generous breakfast area perfect for casual dining or entertaining along with a convenient half bath between the kitchen and living room. Upstairs youâ€™™ll find the two master suites each with its own walk in closet and full bath. The primary suite includes a spa tub for ultimate relaxation. With three skylights strategically placed natural light is in abundance. Additional perks include no upstairs neighbors, in unit washer and dryer and all appliances included. The property also features communal EV charging outlet in the parking garage as an added bonus. Located in a small boutique complex of just six units with a low HOA, this home offers a blend of privacy, community and accessibility in a highly desirable location.



Built in 1998

## Essential Information

MLS® #	SR25001362
Price	\$629,000
Bedrooms	2
Bathrooms	3.00

Full Baths	2
Half Baths	1
Square Footage	1,036
Acres	0.15
Year Built	1998
Type	Residential
Sub-Type	Condominium
Status	Closed
Listing Agent	Simon Mills
Listing Office	Mills Realty of California

## Community Information

Address	13351 Burbank Boulevard # 4
Area	VG - Valley Glen
Subdivision	N/A
City	Valley Glen
County	Los Angeles
Zip Code	91401

## Amenities

Amenities	Maintenance Front Yard, Pets Allowed, Hot Water, Insurance, Maintenance Grounds, Management, Storage, Trash, Water
Parking Spaces	2
Parking	Assigned, Community Structure
# of Garages	2
Garages	Assigned, Community Structure
View	Neighborhood
Pool	None
Security	Prewired

## Exterior

Exterior	Stucco
Construction	Stucco

## Interior

Interior	Tile
Interior Features	Balcony, All Bedrooms Up, Granite Counters, Intercom, Recessed Lighting
Appliances	Dishwasher, Gas Oven, Dryer, Washer, Built-In Range, Disposal
Heating	Central, Fireplace(s)

Cooling	Central Air
Fireplace	Yes
Fireplaces	Gas, Living Room
# of Stories	2
Stories	Two

### **School Information**

District	Los Angeles Unified
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### **Additional Information**

Date Listed	January 7th, 2025
Days on Market	59
Zoning	LAR3
Short Sale	N
RE / Bank Owned	N

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