

\$749,900 - 13291 Garber Street, Pacoima

MLS® #SR25019364

\$749,900

3 Bedroom, 2.00 Bathroom, 1,192 sqft
Residential on 0 Acres

N/A, Pacoima,

Welcome to the heart of Pacoima, the vibrant epicenter of the San Fernando Valley, where an incredible investment opportunity awaits! Situated on a generous 8,802-square-foot lot, this property is ideal for income potential or multi-family living. The recently paved driveway leads to a detached 2-car garage, offering ample parking and versatility.

Step into a charming courtyard that welcomes you to the entrance foyer of this 3-bedroom, 2-bathroom home, spanning 1,192 square feet of comfortable living space. The south-facing living room is bathed in natural light throughout the day, creating a warm and inviting ambiance. Adjacent, youâ€™™ll find the dining area and kitchen, complete with a convenient storage and laundry room.

Each bedroom is bright and full of potential, offering the perfect canvas to personalize and make your own. The expansive backyard is brimming with possibilities, featuring a bonus room with a bathroom and plenty of space for entertaining or future enhancements. With its detached garage, this property is ideal for converting into an Accessory Dwelling Unit (ADU), further maximizing its potential.

Donâ€™™t miss this chance to transform this property into a dream home or investment. Book your private tour today!

Built in 1953



Essential Information

MLS® #	SR25019364
Price	\$749,900
Bedrooms	3
Bathrooms	2.00
Full Baths	2
Square Footage	1,192
Acres	0.20
Year Built	1953
Type	Residential
Sub-Type	Single Family Residence
Style	Traditional
Status	Closed
Listing Agent	Jenny Segovia
Listing Office	Segovia Real Estate Group

Community Information

Address	13291 Garber Street
Area	PAC - Pacoima
Subdivision	N/A
City	Pacoima
County	Los Angeles
Zip Code	91331

Amenities

Utilities	Electricity Connected, Natural Gas Connected, Water Connected
Parking Spaces	2
Parking	Garage, Garage Door Opener, One Space, RV Potential
# of Garages	2
Garages	Garage, Garage Door Opener, One Space, RV Potential
View	None
Pool	None
Security	Window Bars

Exterior

Exterior	Drywall, Concrete
Lot Description	Back Yard
Windows	Blinds, Screens
Roof	Shingle

Construction	Drywall, Concrete
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Interior

Interior	Carpet, Laminate
Interior Features	Ceiling Fan(s), Tile Counters, All Bedrooms Down, Primary Suite, Pantry
Appliances	Gas Water Heater
Cooling	Central Air, Electric
Fireplace	Yes
Fireplaces	Living Room, Wood Burning
# of Stories	1
Stories	One

School Information

District	Los Angeles Unified
High	San Fernando

Additional Information

Date Listed	January 27th, 2025
Days on Market	9
Zoning	LAR1
Short Sale	N
RE / Bank Owned	N

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