

# **\$1,999,000 - 13208 Bloomfield Street, Sherman Oaks**

MLS® #SR25036736

**\$1,999,000**

4 Bedroom, 3.00 Bathroom, 2,912 sqft

Residential on 0 Acres

N/A, Sherman Oaks,

Beloved Sherman Oaks treasure situated on one of the most coveted streets in this vibrant and sought after neighborhood. Extraordinary opportunity to either renovate and reimagine or build your forever dream home! For the first time on the market in 58 years, the pride of ownership in this circa 1937 Ranch-style pool home is overflowing with love and light, as you will experience both serenity and sense of community on a quiet tree lined street.

Featuring 4 bedrooms, 3 bathrooms, 2,912 SQFT of living space, and an expansive 12,750 SQFT flat lot, there is also an additional detached play room, flex space, and  $\frac{3}{4}$  bath in the back of the property, which is perfect for potential ADU. The interior has been freshly painted and is oozing with charm.

Highlighted by hardwood flooring, beautiful beamed ceilings, recessed lighting, a cozy fireplace in the living room and a quaint bay window in the dining room. The cooks center island kitchen boasts granite counter tops, tons of cabinet space with pull-outs and pantry, a breakfast area with French doors leading to the rear grounds, plus overlooks a comfortable family room. An expansive primary suite has a custom built-ins and bed platform, his & her walk-in closets, fireplace, and an en-suite bathroom with dual sinks. The secondary bedrooms are all large in size and offer additional custom built-in cabinets and shelves and the hall bathroom has an updated vanity and a walk-in tub. Additional amenities include direct access 2 car garage, security



system, some updated windows and central air & heat. Incredible back yard has sparkling pool and spa, patio area perfect for dining al fresco, and an additional large area in the back for pickle ball or sports court. Located in award winning Dixie Canyon Community Charter Elementary and Louis Armstrong Middle School districts (buyer to verify). Just a short stroll from The Shops at Sportsmen's Lodge, minutes to all the trendy dining options along Ventura Blvd, and with close proximity to shopping, cafes, parks, hiking, and freeway access, this home is the perfect combination of comfort and convenience. A true gem in its own class.

Built in 1937

## Essential Information

MLS® #	SR25036736
Price	\$1,999,000
Bedrooms	4
Bathrooms	3.00
Full Baths	3
Square Footage	2,912
Acres	0.29
Year Built	1937
Type	Residential
Sub-Type	Single Family Residence
Status	Closed
Listing Agent	David Rothblum
Listing Office	RE/MAX One

## Community Information

Address	13208 Bloomfield Street
Area	SO - Sherman Oaks
Subdivision	N/A
City	Sherman Oaks
County	Los Angeles
Zip Code	91423

## Amenities

Parking Spaces	2
Parking	Direct Access, Garage, Garage Door Opener
# of Garages	2
Garages	Direct Access, Garage, Garage Door Opener
View	None
Has Pool	Yes
Pool	Private
Security	Carbon Monoxide Detector(s), Security System, Smoke Detector(s)

## Exterior

Lot Description	Back Yard, Front Yard, Yard
Windows	Bay Window(s), Garden Window(s)

## Interior

Interior	Wood
Interior Features	Beamed Ceilings, Breakfast Area, Built-in Features, Ceiling Fan(s), Crown Molding, Dry Bar, Granite Counters, Main Level Primary, Primary Suite, Recessed Lighting, Separate/Formal Dining Room, Storage, Walk-In Closet(s), Workshop
Appliances	Dishwasher, Refrigerator, Electric Cooktop, Gas Cooktop, Trash Compactor
Heating	Central
Cooling	Central Air
Fireplace	Yes
Fireplaces	Living Room, Primary Bedroom
# of Stories	1
Stories	One

## School Information

District	Los Angeles Unified
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## Additional Information

Date Listed	February 19th, 2025
Days on Market	8
Zoning	LAR1
Short Sale	N
RE / Bank Owned	N

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