

# \$899,000 - 5655 Sale Avenue, Woodland Hills

MLS® #SR25042055

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## \$899,000

3 Bedroom, 2.00 Bathroom, 1,378 sqft  
Residential on 0 Acres

N/A, Woodland Hills,

Incredible fixer opportunity for investors or experienced end users! Privately fenced single story home located on a 7,504 SF lot with pool and attached 2-car garage with major upside potential - there are many areas of the property to expand the current footprint. The 1,378 SF of living space includes a large den, separate living room with dining area, kitchen, 3 bedrooms and 2 bathrooms. The backyard features a covered patio, recently resurfaced swimming pool with pebble finish, and expansive side yard. Adjacent to Westfield Mall/Village, Calabasas Commons, Warner Center & zoned for award-winning El Camino & Hale charter schools. Note: House interior is in poor condition so cash offers only please. School across the street is no longer in use so there is no school traffic and no noise and instead lots of street parking!



Built in 1955

## Essential Information

|                |            |
|----------------|------------|
| MLS® #         | SR25042055 |
| Price          | \$899,000  |
| Bedrooms       | 3          |
| Bathrooms      | 2.00       |
| Full Baths     | 2          |
| Square Footage | 1,378      |
| Acres          | 0.17       |
| Year Built     | 1955       |

|                |                         |
|----------------|-------------------------|
| Type           | Residential             |
| Sub-Type       | Single Family Residence |
| Style          | Ranch, Traditional      |
| Status         | Closed                  |
| Listing Agent  | Desiree Zuckerman       |
| Listing Office | Rodeo Realty            |

### **Community Information**

|             |                       |
|-------------|-----------------------|
| Address     | 5655 Sale Avenue      |
| Area        | WHLL - Woodland Hills |
| Subdivision | N/A                   |
| City        | Woodland Hills        |
| County      | Los Angeles           |
| Zip Code    | 91367                 |

### **Amenities**

|                |                            |
|----------------|----------------------------|
| Parking Spaces | 6                          |
| Parking        | Driveway, Garage           |
| # of Garages   | 2                          |
| Garages        | Driveway, Garage           |
| View           | None                       |
| Has Pool       | Yes                        |
| Pool           | In Ground, Private, Pebble |

### **Exterior**

|                 |                                    |
|-----------------|------------------------------------|
| Lot Description | Back Yard, Landscaped, Level, Yard |
|-----------------|------------------------------------|

### **Interior**

|                   |  |
|-------------------|--|
| Interior Features | Breakfast Area, All Bedrooms Down, Bedroom on Main Level |
| Heating           | Central  |
| Cooling           | Central Air  |
| Fireplace         | Yes  |
| Fireplaces        | Living Room  |
| # of Stories      | 1  |
| Stories           | One  |

### **School Information**

|            |                     |
|------------|---------------------|
| District   | Los Angeles Unified |
| Elementary | Woodlake            |

|        |                   |
|--------|-------------------|
| Middle | Hale Charter      |
| High   | El Camino Charter |

### **Additional Information**

|                 |                     |
|-----------------|---------------------|
| Date Listed     | February 25th, 2025 |
| Days on Market  | 7                   |
| Zoning          | LAR1                |
| Short Sale      | N                   |
| RE / Bank Owned | N                   |

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