

# \$465,000 - 13825 Beaver Street # 60, Sylmar

MLS® #SR25079480

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## \$465,000

3 Bedroom, 2.00 Bathroom, 1,146 sqft  
Residential on 5 Acres

N/A, Sylmar,

This beautifully designed condominium features three spacious bedrooms, including a luxurious master suite and another full bathroom in the hallway. Enjoy the modern touch of laminated flooring throughout the unit and the cozy ambiance provided by recessed lighting. Step outside to your private balcony, perfect for relaxing or entertaining. The convenience of an in-unit washer and dryer in the garage adds to the ease of living, along with tandem parking for two vehicles. The community offers a range of amenities, including a refreshing pool and relaxing spa, all within a gated, controlled-access environment.



Built in 1987

## Essential Information

MLS® #	SR25079480
Price	\$465,000
Bedrooms	3
Bathrooms	2.00
Full Baths	2
Square Footage	1,146
Acres	5.30
Year Built	1987
Type	Residential
Sub-Type	Condominium
Status	Closed
Listing Agent	Arture Bertikyan

Listing Office Keller Williams Realty-Studio City

## Community Information

Address 13825 Beaver Street # 60  
Area SYL - Sylmar  
Subdivision N/A  
City Sylmar  
County Los Angeles  
Zip Code 91342

## Amenities

Amenities Controlled Access, Maintenance Grounds, Pool, Spa/Hot Tub, Trash  
Utilities Electricity Connected, Natural Gas Connected, Water Connected  
Parking Spaces 2  
Parking Controlled Entrance, Door-Single, Garage  
# of Garages 2  
Garages Controlled Entrance, Door-Single, Garage  
View None  
Has Pool Yes  
Pool Association, Community, In Ground  
Security Carbon Monoxide Detector(s), Security Gate, Smoke Detector(s)

## Exterior

Lot Description TwoToFiveUnitsAcre

## Interior

Interior Laminate, Tile  
Interior Features Balcony, Eat-in Kitchen, Primary Suite  
Heating Central  
Cooling Central Air  
Fireplace Yes  
Fireplaces Living Room  
# of Stories 2  
Stories One

## School Information

District Los Angeles Unified

## Additional Information

Date Listed	April 11th, 2025
Days on Market	34
Zoning	LAR3
Short Sale	N
RE / Bank Owned	N

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