

# **\$285,000 - 13691 Gavina Ave # 576, Sylmar**

MLS® #SR25105598

**\$285,000**

3 Bedroom, 2.00 Bathroom, 1,624 sqft

Manufactured In Park on 0 Acres

N/A, Sylmar,

Views Views Views! Motived Seller! PRICED TO GO!!!This spacious 3 bedroom 2 Bath home is priced to sell! The Entryway way is grand with its high vaulted ceilings and entrance to the two car garage for your convenience. This is a sought out floor plan, with a seamless flow to the dining room, kitchen with breakfast nook, living room and den, upon entering your eyes a drawn to the big windows with a view. The primary bedroom with en-suite bathroom is on the other side of the home for your privacy. The other bathroom is located between the two rooms on the opposite side of home and the laundry is conveniently located across from the bathroom. The home has a newer roof 6 years young, newer air conditioner unit. central air and heat, all appliances are included, patio furniture included, possibly more furniture could be included if needed. The floor is partially carpet and newer flooring. The home has a yard and garden in the back, with a gazebo and patio furniture to sit and watch the mountain views, sunset or sunrise. do not miss this one. Located within a beautiful community, you'll have access to a wealth of amenities, including a sparkling pool, two jacuzzi's, playground, basketball courts, and a community park. Experience the best of comfortable living and community spirit in this incredible home. Schedule your tour today and see for yourself the endless possibilities this property has to offer!



CRMLS

Built in 1988

## Essential Information

MLS® #	SR25105598
Price	\$285,000
Bedrooms	3
Bathrooms	2.00
Full Baths	2
Square Footage	1,624
Acres	0.00
Year Built	1988
Type	Manufactured In Park
Style	Patio Home
Status	Closed
Listing Agent	Helen Guzman
Listing Office	Hand N Hand Realty

## Community Information

Address	13691 Gavina Ave # 576
Area	SYL - Sylmar
Subdivision	N/A
City	Sylmar
County	Los Angeles
Zip Code	91342

## Amenities

Parking Spaces	4
Parking	Direct Access, Garage
# of Garages	2
Garages	Direct Access, Garage
View	Valley
Has Pool	Yes
Pool	Community, In Ground
Security	Carbon Monoxide Detector(s), Fire Sprinkler System, Smoke Detector(s), Resident Manager

## Exterior

Lot Description	Yard
Roof	Shingle

Foundation Pier Jacks

## Interior

Interior Features	Ceiling Fan(s), Cathedral Ceiling(s)
Appliances	Gas Range, Refrigerator, Sump Pump, Water Heater
Heating	Central
Cooling	Central Air
# of Stories	1
Stories	One

## School Information

District	Los Angeles Unified
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## Additional Information

Date Listed	May 12th, 2025
Days on Market	29
Short Sale	N
RE / Bank Owned	N

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