

\$779,900 - 13678 Marchant Avenue, Sylmar

MLS® #SR25159773

\$779,900

3 Bedroom, 2.00 Bathroom, 1,288 sqft
Residential on 0 Acres

N/A, Sylmar,

EXCLUSIVE ENCLAVE ABOVE THE 210 - set against the backdrop of the gorgeous mountains of Sylmar where the air is pure and the sunset paints the neighborhood a classy gold. Peek-a-boo views of the San Fernando Valley make this one of LA's finest values. This is Los Angelesâ€™™ most northern point.

This perfect family home boasts laminate floors that open to a spacious living room. An additional and rare dining area links to the kitchen.

A hallway leads down to a remodeled hallway bathroom. The primary suite commands its own master bathroom. Two bedrooms also have windows that drench the rooms in natural sunlight - allowing you to wake up to serene views of the Sylmar foothills.

The private backyard is spacious enough for any type of family event. This is completed with a large side yard for extra storage.

Quick access to the 5, 210, 118, and 405. Sylmar is the next chosen land - near Santa Clarita, Antelope Valley, Glendale, K-town. With a newly built Target and an upcoming In-n-out - it is always a good time to invest in your perfect family home in Sylmar.

Built in 1960

Essential Information



MLS® #	SR25159773
Price	\$779,900
Bedrooms	3
Bathrooms	2.00
Full Baths	2
Square Footage	1,288
Acres	0.17
Year Built	1960
Type	Residential
Sub-Type	Single Family Residence
Status	Closed
Listing Agent	Julian Park
Listing Office	Park Regency Realty

Community Information

Address	13678 Marchant Avenue
Area	SYL - Sylmar
Subdivision	N/A
City	Sylmar
County	Los Angeles
Zip Code	91342

Amenities

Parking Spaces	2
# of Garages	2
View	Hills
Pool	None

Exterior

Lot Description	ZeroToOneUnitAcre
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Interior

Interior Features	All Bedrooms Down
Heating	Central
Cooling	Central Air
Fireplace	Yes
Fireplaces	Living Room
# of Stories	1
Stories	One

School Information

District Los Angeles Unified

Additional Information

Date Listed July 16th, 2025
Days on Market 22
Zoning LARS
Short Sale N
RE / Bank Owned N

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