

# \$1,349,000 - 6006 Sunnyslope Avenue, Valley Glen

MLS® #SR25165909

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## \$1,349,000

4 Bedroom, 3.00 Bathroom, 2,264 sqft  
Residential on 0 Acres

N/A, Valley Glen,

This charming two-story Mellenthin traditional blends timeless character with modern upgrades, nestled behind a white picket fence on one of Valley Glen's most desirable streets. Inside, vaulted ceilings, skylights, and a brick fireplace create a warm, inviting living space. The chef's kitchen features custom cabinetry, double ovens, a farm sink, stainless steel appliances, and a walk-in pantry. The spacious main-floor primary suite offers a spa-style

bath with Jacuzzi tub, oversized shower, dual vanities, and a large walk-in closet additional bedroom being used as an office adjacent to the ¾ bath. Upstairs, two bedrooms share a full bath. Enjoy seamless indoor-outdoor living with a private backyard, Pebble Tec pool (safely fenced), grassy play area, and patio for entertaining. Additional upgrades include hardwood floors, dual-pane windows, copper plumbing, updated electrical, newer water heater and dual-zone HVAC. Located in the Louis Armstrong Middle School district, near Valley College and Sherman Oaks. It's the one you've been waiting for! This home won't disappoint!

[www.6006sunnyslope.com](http://www.6006sunnyslope.com)

Built in 1956

## Essential Information

|        |             |
|--------|-------------|
| MLS® # | SR25165909  |
| Price  | \$1,349,000 |



|                |                         |
|----------------|-------------------------|
| Bedrooms       | 4                       |
| Bathrooms      | 3.00                    |
| Full Baths     | 2                       |
| Square Footage | 2,264                   |
| Acres          | 0.14                    |
| Year Built     | 1956                    |
| Type           | Residential             |
| Sub-Type       | Single Family Residence |
| Status         | Closed                  |
| Listing Agent  | Gail Steinberg          |
| Listing Office | Coldwell Banker Realty  |

### **Community Information**

|             |                        |
|-------------|------------------------|
| Address     | 6006 Sunnyslope Avenue |
| Area        | VG - Valley Glen       |
| Subdivision | N/A                    |
| City        | Valley Glen            |
| County      | Los Angeles            |
| Zip Code    | 91401                  |

### **Amenities**

|                |                                    |
|----------------|------------------------------------|
| Utilities      | Sewer Connected                    |
| Parking Spaces | 4                                  |
| # of Garages   | 2                                  |
| View           | Neighborhood                       |
| Has Pool       | Yes                                |
| Pool           | Fenced, In Ground, Private, Pebble |

### **Exterior**

|                 |  |
|-----------------|--|
| Lot Description | ZeroToOneUnitAcre, Back Yard, Front Yard, Garden, Lawn, Landscaped |
| Windows         | Double Pane Windows, Shutters                                      |
| Roof            | Composition  |
| Foundation      | Raised   |

### **Interior**

|                   |  |
|-------------------|--|
| Interior          | See Remarks  |
| Interior Features | Beamed Ceilings, Built-in Features, Breakfast Area, Eat-in Kitchen, Granite Counters, Main Level Primary, Primary Suite, Walk-In Closet(s), Walk-In Pantry |

|              |                         |
|--------------|-------------------------|
| Appliances   | Dishwasher, Disposal    |
| Heating      | Central                 |
| Cooling      | Central Air             |
| Fireplace    | Yes                     |
| Fireplaces   | Decorative, See Remarks |
| # of Stories | 2                       |
| Stories      | Two                     |

### **School Information**

|          |                     |
|----------|---------------------|
| District | Los Angeles Unified |
|----------|---------------------|

### **Additional Information**

|                 |                 |
|-----------------|-----------------|
| Date Listed     | July 22nd, 2025 |
| Days on Market  | 7               |
| Zoning          | LAR1            |
| Short Sale      | N               |
| RE / Bank Owned | N               |

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