

\$499,982 - 9800 Sepulveda Boulevard # 45, North Hills

MLS® #SR25194414

\$499,982

2 Bedroom, 2.00 Bathroom, 1,039 sqft
Residential on 2 Acres

N/A, North Hills,

Attention Homebuyer & Passive Income Investors! Here's an Fully Furnished & ARBnB Ready 2Bd 2Ba Multi Level Townhome with High Ceilings, Private 2-Car Garage & a Front Patio. The Unit Has Been Recently Refreshed with a New Paint & Has Some Upgrades Including Laminate & Tile Flooring, Newer Laundry Appliances, Tankless Water Heater and New Garage Door Opener. You'll Enjoy Spending Time In Front Of A Beautiful Fireplace in The Living Room. The Unit Offers Central A/C & Heating System with a Smart Nest Controller. The Spacious Kitchen with Dual Sink, Stainless Steel Appliances & Granite Countertops is Ready For a Gourmet Chief & Family Gatherings in The Adjacent Dining Room Overlooking the Living Room with Garden-View Windows. You Will Love the Abundance of Closets & Storage Space. The Owner Recently Reinstalled the Ventilation System. The Attached Private 2-Car Garage Has A Direct Access to The Unit for Your Daily Convenience. Video Tour:
<https://www.wellcomemat.com/mls/59k5c58adf201mbem>



Built in 1981

Essential Information

MLS® #	SR25194414
Price	\$499,982
Bedrooms	2

Bathrooms	2.00
Full Baths	2
Square Footage	1,039
Acres	2.02
Year Built	1981
Type	Residential
Sub-Type	Townhouse
Status	Closed
Listing Agent	Oksana Strand
Listing Office	Equity Union

Community Information

Address	9800 Sepulveda Boulevard # 45
Area	NOH - North Hills
Subdivision	N/A
City	North Hills
County	Los Angeles
Zip Code	91343

Amenities

Amenities	Pool, Spa/Hot Tub
Utilities	Electricity Available, Electricity Connected, Sewer Connected, Water Connected
Parking Spaces	2
Parking	Direct Access, Garage
# of Garages	2
Garages	Direct Access, Garage
View	Neighborhood
Has Pool	Yes
Pool	Community, Fenced, Gunite, In Ground, Association
Security	Carbon Monoxide Detector(s), Security Gate, Gated Community, Smoke Detector(s)

Exterior

Exterior	Drywall, Stucco, Glass
Roof	Common Roof
Construction	Drywall, Stucco, Glass

Interior

Interior	Laminate
Interior Features	Balcony, Separate/Formal Dining Room, Multiple Staircases, All Bedrooms Up, Walk-In Closet(s)
Appliances	Dishwasher, Disposal, Gas Oven, Gas Range, Gas Water Heater, Microwave, Refrigerator, Water Heater, Washer
Heating	Central, Fireplace(s)
Cooling	Central Air
Fireplace	Yes
Fireplaces	Gas, Gas Starter, Living Room
# of Stories	3
Stories	Three Or More

School Information

District	Los Angeles Unified
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Additional Information

Date Listed	August 29th, 2025
Days on Market	33
Zoning	LARD1.5
Short Sale	N
RE / Bank Owned	N

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