

\$849,999 - 8900 Hazeltine Ave, Panorama City

MLS® #SR25233408

\$849,999

4 Bedroom, 2.00 Bathroom, 1,365 sqft

Residential on 0 Acres

N/A, Panorama City,

LEGAL ADU! BEAUTIFULLY UPDATED TURNKEY PROPERTY! PRIME VALLEY LOCATION!

Wow! If LOCATION, CONVENIENCE, and ACCESS TO AMENITIES are important to you, this beautiful DUPLEX-STYLE PROPERTY is absolutely worth it. Featuring TWO FULLY PERMITTED HOMES on one 7,278 SQ FT LOT, it's perfect for MULTI-GENERATIONAL LIVING or generating STRONG RENTAL INCOME while maintaining privacy.



The MAIN HOME at 8900 HAZELTINE AVE offers approximately 1,015 SQ FT with 3 BEDROOMS AND 1 BATHROOM. Designed for MODERN LIVING, this home was UPDATED IN 2023 with WATERPROOF LAMINATE FLOORING, DUAL-PANE WINDOWS, RECESSED LIGHTING, NEW HVAC, NEW ROOF, COPPER PLUMBING WITH ABS UPGRADES, UPGRADED ELECTRICAL PANEL, a REMODELED KITCHEN featuring QUARTZ COUNTERTOPS, and CUSTOM CABINETRY.

The bright, functional layout and open flow create a comfortable, MOVE-IN READY SPACE that feels both FRESH AND INVITING.

The DETACHED LEGAL ADU at 8902 HAZELTINE AVE received its CERTIFICATE OF OCCUPANCY IN NOVEMBER 2023 and adds about 350 SQ FT OF MODERN LIVING

SPACE. It features 1 BEDROOM AND 1 BATH, RECESSED LIGHTING, SLEEK EUROPEAN CABINETS, SLATE COUNTERTOPS in both the KITCHEN AND BATHROOM, and MINI-SPLIT HVAC. The ADU also enjoys a PRIVATE FENCED BACKYARD, SEPARATE ADDRESS, and ELECTRICAL METER, making it ideal for RENTAL INCOME OR INDEPENDENT LIVING.

The backyard is lined with 12 MATURE TREES that create the perfect blend of shade and privacy, while 2 FRONT-YARD TREES frame the property beautifully and add to its curb appeal. Ample PARKING and a LOW-MAINTENANCE YARD make this home perfect for entertaining and easy living.

Conveniently located near FREEWAYS, KAISER PERMANENTE, SCHOOLS, and SHOPPING CENTERS, this property blends COMFORT, CONVENIENCE, AND INVESTMENT POTENTIAL in one of the Valleyâ€™s most accessible neighborhoods.

Built in 1949

Essential Information

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|----------------|-------------------------|
| MLS® # | SR25233408 |
| Price | \$849,999 |
| Bedrooms | 4 |
| Bathrooms | 2.00 |
| Full Baths | 2 |
| Square Footage | 1,365 |
| Acres | 0.17 |
| Year Built | 1949 |
| Type | Residential |
| Sub-Type | Single Family Residence |
| Status | Closed |
| Listing Agent | Uriel Resendiz |

Listing Office Park Regency Realty

Community Information

Address 8900 Hazeltine Ave
Area 699 - Not Defined
Subdivision N/A
City Panorama City
County Los Angeles
Zip Code 91402

Amenities

Parking Driveway, One Space, Oversized
Garages Driveway, One Space, Oversized
Pool None
Security Carbon Monoxide Detector(s), Fire Detection System, Smoke Detector(s)

Exterior

Lot Description ZeroToOneUnitAcre, Sprinkler System
Windows Double Pane Windows
Roof Shingle
Foundation Raised

Interior

Interior Laminate
Interior Features Recessed Lighting, All Bedrooms Down, Quartz Counters
Heating Central
Cooling Central Air
Fireplaces None
of Stories 1
Stories One

School Information

District Los Angeles Unified

Additional Information

Date Listed October 6th, 2025
Days on Market 28
Short Sale N
RE / Bank Owned N

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