

# \$1,150,000 - 1126 Rosedale, Glendale

MLS® #SR26038980

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## \$1,150,000

3 Bedroom, 2.00 Bathroom, 1,064 sqft  
Residential on 0 Acres

N/A, Glendale,

Unlock Maximum Density in a High-Demand Rental Hub. Ideally positioned on an expansive ~8,000 sq. ft. lot, this property offers a premier "Value-Add" or "Ground-Up" development opportunity for the sophisticated investor, located in a high-growth pocket of Glendale. This asset is primed for significant equity capture. Maintain the existing 3-bedroom, 2-bathroom character home and utilize the deep rear lot to construct 3 additional units. Leverage the flexible GLR4YY zoning to clear the site and scale to 6 or 7 units. With Glendale's new Multifamily Objective Design Standards, the city is actively encouraging higher-density projects to meet housing demands. Property sold as-is. This is a developer site with multiple exit strategies. Buyer is advised to conduct their own due diligence regarding specific density, setbacks, and local zoning ordinances to confirm project feasibility.



Built in 1926

## Essential Information

MLS® #	SR26038980
Price	\$1,150,000
Bedrooms	3
Bathrooms	2.00
Full Baths	2
Square Footage	1,064
Acres	0.18

Year Built	1926
Type	Residential
Sub-Type	Single Family Residence
Status	Closed
Listing Agent	Mike Harutunyan
Listing Office	Pinnacle Estate Properties

### **Community Information**

Address	1126 Rosedale
Area	626 - Glendale-Northwest
Subdivision	N/A
City	Glendale
County	Los Angeles
Zip Code	91201

### **Amenities**

Parking Spaces	1
# of Garages	1
View	None
Pool	None

### **Exterior**

Lot Description	Rectangular Lot
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### **Interior**

Interior Features	All Bedrooms Down
Cooling	Central Air
Fireplaces	None
# of Stories	1
Stories	One

### **School Information**

District	Glendale Unified
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### **Additional Information**

Date Listed	February 21st, 2026
Days on Market	13
Short Sale	N
RE / Bank Owned	N

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