

# \$825,000 - 10526 Balcom Avenue, Granada Hills

MLS® #V1-32403

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## \$825,000

3 Bedroom, 3.00 Bathroom, 2,298 sqft  
Residential on 0 Acres

N/A, Granada Hills,

Opportunity awaits a cash buyer for this incredibly priced home located at the end of cul-da-sac. Property will need extensive remodel and modernization as it appears to have been unoccupied for years due to its distressed condition, as it will not qualify for traditional financing. Great bones and location, homes selling in this neighborhood for over \$1,000,000. Free flowing living areas downstairs and 3 spacious bedrooms upstairs.

The property will require HGTV vision and creativity. Act fast as this one will be sold soon!



Built in 1978

## Essential Information

MLS® #	V1-32403
Price	\$825,000
Bedrooms	3
Bathrooms	3.00
Full Baths	3
Square Footage	2,298
Acres	0.12
Year Built	1978
Type	Residential
Sub-Type	Single Family Residence
Status	Closed
Listing Agent	Eric Evarts
Listing Office	RE/MAX Gold Coast REALTORS

## Community Information

Address	10526 Balcom Avenue
Area	GH - Granada Hills
Subdivision	N/A
City	Granada Hills
County	Los Angeles
Zip Code	91344

## Amenities

Parking Spaces	2
Parking	Driveway, On Street
# of Garages	2
Garages	Driveway, On Street
View	None
Pool	None

## Exterior

Lot Description	ZeroToOneUnitAcre
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## Interior

Interior Features	All Bedrooms Up
Appliances	Gas Range
Heating	Central
Cooling	Central Air
Fireplace	Yes
Fireplaces	Decorative, Den
# of Stories	2
Stories	Two

## Additional Information

Date Listed	September 17th, 2025
Days on Market	19
Short Sale	N
RE / Bank Owned	N

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