

# **\$820,000 - 13809 Utica Street, Whittier**

MLS® #WS25025496

**\$820,000**

4 Bedroom, 2.00 Bathroom, 1,440 sqft

Residential on 0 Acres

N/A, Whittier,

**SELLER VERY MOTIVATED!!!** Welcome to this charming single-story corner lot property! Near Loma Vista Elementary School, Parks & the Candlewood Golf & Country Club. This home boasts 4 bedrooms with 2 full bathrooms, including a large master suite with its walk-in closet and recently upgraded master bath. The home features new recess lighting and engineered hardwood flooring. The kitchen has new quartz countertops and maple-white shaker cabinets with self-closing drawers. In addition, this home offers new dual-pane low-E windows throughout, an indoor laundry area, copper plumbing, and central air conditioning/heating! In the backyard, the house has a sprinkler system, a new wood privacy fence, and new side gates. Situated in a charming interior neighborhood, this home is conveniently located within walking distance of respected local schools and is situated behind the Candlewood Golf Course and Country Club. Enjoy easy access to freeways, shopping centers, and various dining options. DON'T pass up the opportunity to own this move-in-ready DREAM HOME!



Built in 1954

## **Essential Information**

MLS® # WS25025496

Price \$820,000

Bedrooms 4

Bathrooms	2.00
Full Baths	2
Square Footage	1,440
Acres	0.13
Year Built	1954
Type	Residential
Sub-Type	Single Family Residence
Style	Bungalow
Status	Closed
Listing Agent	Sandra Gutierrez
Listing Office	CITYWIDE ELITE REALTY

## Community Information

Address	13809 Utica Street
Area	670 - Whittier
Subdivision	N/A
City	Whittier
County	Los Angeles
Zip Code	90605

## Amenities

Utilities	Cable Available, Electricity Available, Electricity Connected, Natural Gas Available, Natural Gas Connected, Sewer Connected, Water Available, Water Connected
Parking Spaces	1
# of Garages	1
View	None
Pool	None

## Exterior

Exterior	Drywall
Lot Description	ZeroToOneUnitAcre, Sprinkler System
Roof	Asbestos Shingle
Construction	Drywall

## Interior

Interior	Laminate
Interior Features	All Bedrooms Down, Walk-In Closet(s), Stone Counters
Appliances	Trash Compactor

Heating	Central
Cooling	Central Air, Electric, Gas
Fireplaces	None
# of Stories	1
Stories	One

## **School Information**

District	Whittier Union High
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## **Additional Information**

Date Listed	January 27th, 2025
Days on Market	82
Zoning	LCA1YY
Short Sale	N
RE / Bank Owned	N

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