

Leo Nordine

Single Family Residence

Detached

Residential

RES Active

[3520 9TH Ave](#)

Wed, Jan 13, 2010 10:41 AM

Los Angeles (City) (LA)

Ref: 1

Price \$219,000



Los Angeles Southwest (C34) Zip 90018-
Los Angeles County (LA) XSTS

TGNO [673F1](#)
Aerial Map

CLW-10418885 [Media: 11](#) Builder Tract ()
Bed 2 Model ()
Baths 1 Style **Bungalow** Stories
View **No View** Floors 1
ASqFt 700 Assessor YrBlt 1922 HOA Dues \$ 0 + \$ Land Lse/Yr \$
ALotSize 5,793 Dim 40x145 Acres
Prkng **Uncovered**
Garage, # cars Rem # Uncovered Spaces 3 Cprt # Garages RV Acc Range \$: **No**
Range Price Listing: **No**

Sold as a fixer for \$310K in 05. Pinsharp total remodel (just completed) on quiet R1 street just north of Leimert Park. Good curb, new kitchen & bath, picture windows new paint, carpet etc. Detached guesthouse (not included in square footage) with kitchenette & full bath. Completely gated 40x145 lot. Walking distance to Baldwin Hills Plaza. FHA ok.

Directions **S. of Jefferson, E. of Crenshaw**
Special Conditions: **REO/Lender-Owned**

Rooms

Bedrooms Living Rm **Living Room**
Kitchen Dining
Total Baths 1 Full Baths 3/4 Baths 1/2 Baths 1/4 Baths
Baths Desc
Other **Inside Laundry**

Amenities

Pool Spa TV Firepl
Appliances **Garbage Disposal, Range Hood** Water Heater Other
High or Mid-Rise Amenities Security

Interior

Heating Cooling **No Air Conditioning** Floors **Wall-to-Wall Carpet**
Interior Misc
Disability Access

Exterior/Structural

Roof **Composition, Shingle** Entry Location Common Walls **No common walls**
Cond Plumbing Patio
Structures, Other Sprinklers Doors/Windows
Exterior Construction

Lot Description

APNO 5044015030 Zoning **LAR1** Lot/Block/Tract //
Lot Legal
Sewer **In Street** Water Water District Yard
Distance to Beach (miles)

Community/Association

HS Dist Elemen **Call** Junior **School** High Sch **District**
Amenities
Units HOA Dues \$ 0 + \$ Mello Roos
Land
City Inspection Required **No** Builder's Name
Land Lse/Yr \$

Listing Activity

LP/SqFt \$0.00 Orig Price \$ 219,000 Prev Price \$ Current Price **\$219,000**

Contact Information

Presented By: **Leo Nordine** DRE License: [00961679](#) Preferred Phone: **310-379-8800**
Preferred Phone Ext: Agent Direct Phone Number: **310-379-8800** Agent Toll Free Phone Number:
Preferred Fax: **310-379-5220** Mobile Phone: Pager:
Voicemail: **310-379-8800** Blog: Office Phone: **310-379-8800**
Primary e-mail address: nordine@nordine.com Website address: www.nordine.com Office Name: **Leo Nordine Realtors**

MLS#: CLW-10418885 - 3520 9TH



If a listing displays "Short Sale/Subj to Lender Approval" then that listing has been identified by the seller and the listing broker as a "short sale". This means that, at the listed price, the proceeds from the sale may not be

adequate to pay all liens and costs of sale. Any offer made that does not fully cover the existing amount(s) owed to the lienholder(s) plus the costs of sale could be subject to lienholder approval, which approval may be exercised at the sole and exclusive discretion of the lienholder(s). The accuracy of all information, regardless of source, including but not limited to square footages and lot sizes, is deemed reliable but not guaranteed and should be personally verified through personal inspection by and/or with the appropriate professionals. © [Copyright](#), SoCalMLS®, Copyright, CRISNet Regional MLS®, Copyright, CARETS® **CARETS**