



Move-In Ready Duplex!

2210 A Street, La Verne, CA 91750



TWO SEPARATE HOUSES ON ONE PARCEL OF LAND! Perfect Income Property OR Live in One House and Rent Out the Other! This 5 BR, 3 BA Duplex, has Curb-Appeal Galore with Charming Exterior Details, Dual Pane Windows, White Vinyl Fencing, & Professionally Landscaped Front Yards; each House with its Own Private Side & Backyards. The Largest House, 2206 A Street, is almost 1100 SF, with 3 Bedrooms, and 2 Bathrooms. The Living Room is Light & Bright and features Double French Doors w/Retractable Screen accessing a Large Alumawood Covered Patio. The Large Kitchen is Open to the Living Room and features lots of White Cabinets, ample Countertops, a Breakfast Bar, and a Stainless Steel Range & Dishwasher. There are Two Updated Bathrooms with Tile Floors & Wood Vanities; One with a Shower & the other with a Tub/Shower. The One Car Attached Garage has Laundry Hook-ups & Direct Access to the Home. The Smaller House, 2210 A Street, feels Larger than its 650 SF and has 2 Bedrooms & 1 Updated Full Bathroom. The Updated Kitchen is Open to the Living Room and Features Pale Gray Cabinets, Black Countertops, a Breakfast Bar, Tile Floors, & a Stainless Steel Gas Range. The Door off the Kitchen leads to a Nice Patio Area w/Paver Floors. Two Sheds in the No Maintenance Backyard...One for Storage and One Shed provided as a "Laundry Room" with Hookups for a Washer & Electric or Gas Dryer. Additional features include a 50 Gallon Water Heater, Attic & Ceiling Fans, Automated Timed Sprinklers, & Private Parking behind the Locked, Sliding Vinyl Gate; Potential RV Parking. Each House has its Own Separate Utilities and Individual Mailing Addresses. Enjoy Walking or Bike Riding to Downtown La Verne Shops & Restaurants, the University of La Verne, Kuns Park, Award Winning Schools & More! Call Cheryl, 909-938-3602, to View!

\$915,000

 Bedrooms: 5
 Bathrooms: 3

EXTRAS:

- Living Space: 1,716 sq ft
- Lot Size: 6,811 sq ft
- Separate, Fenced in Lots
- Potential RV Parking



Cheryl Mortenson

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909-938-3602

Call or Text

More on: www.Duplex2210ASt.com



All information deemed reliable but not guaranteed. Buyer to verify.