



## Charming Burbank Home

1837 North Catalina Street, Burbank, CA 91505



\$979,000

🛏 Bedrooms: 3  
🛀 Bathrooms: 1.75

### Property Description

Welcome to this 3 bedroom, 1.75 bath home located in the lovely city of Burbank. Residents enjoy great schools, an abundance of parks, including a tennis center and a golf course as well as proximity to Disney, Warner Bros., Nickelodeon and Cartoon Network. The Empire shopping center is very close to this home.

The kitchen has been remodeled with newer cabinetry and granite counters with stainless steel appliances. There is a large laundry room that may not be permitted but has been done in good taste. There is central heat and air, refinished hardwood floors and two remodeled bathrooms. The master bathroom was a large walk-in closet and the owners converted it without permit to a modern 3/4 bathroom. The large backyard features fruit trees and a newer gazebo on a cement slab with a BBQ that is perfect for entertaining. The double car garage has been drywalled and has a window air conditioner and would be a perfect ADU.

### EXTRAS:

- Living Space: 1,216 sq ft
- Lot Size: 6,155 sq ft



Joyce Starleaf  
DRE #00782682

📞 818-612-0514



Alison Tideback  
CalBRE Lic.# 01334601

📞 818-426-4833



MORE ON:  
[www.1837NCatalina.com](http://www.1837NCatalina.com)