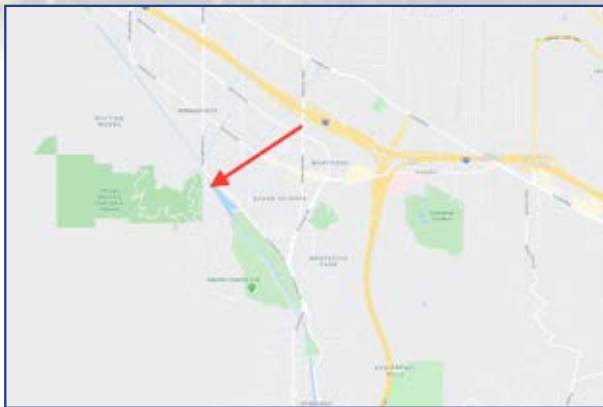


FOR SALE: Residential Lot in Oakmont View Drive, Glendale

- 180° city views
- less than a mile to Oakmont Country Club
- beautiful neighborhood with high home ownership
- utilities in close proximity



Location:

Lot currently doesn't have an address; it is adjacent to 3454 Country Club Drive.

Lot size & description:

1.095 acres (per County Assessor)

MLS#: PW20163080

APN#: 5616-022-045



Remarks:

Build your own home or spec house on this approximately 1.1 acres vacant residential lot zoned R1R located in Oakmont, City of Glendale. This is a downslope hillside lot.

Approximately 3/4 of a mile from the Oakmont Country Club, with utilities in close proximity and stunning 180 degrees views of the City and surrounding mountains, this lot is located to the left as you come up out of La Crescenta Ave into Oakmont View Drive.



Black Sheep Realty
100 Spectrum Center Drive #900
Irvine, CA 92618

License# 02081197
Tel. 310-294-9417

Disclaimer: The information presented on this listing has been taken from sources deemed reliable, Seller and Listing Agent assume no liability for its correctness. Buyer and/or his agent to verify the accuracy and do their own investigations as to permits, sizes, zoning, school district and any other material fact related to the property.

Oakmont is one of of Glendale's niche neighborhoods characterized by green areas, slight elevation, very clean with a high concentration of owner occupied homes.

One mile from the 210 freeway, 1 mile from Trader Joe's and 1.3 miles from Montrose Village Shops and Restaurants, the lot offers close access to shops, entertainment while providing privacy and views.

No reports or survey; it does have some flat surfaces and it is priced below comparable residual land values in this area.

Seller will consider all reasonable offers.



The lot is less than a mile from Oakmont Country Club



View of the neighborhood



View from the lot



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