

## Charming 1 level Hacienda! 3 bedrooms plus 2 baths!



\$ 1,199,000



231 S Reese Place, Burbank, CA 91506

- » Beds: 3 | Baths: 2 Full
- » Single Family | 1,666 ft<sup>2</sup> | Lot: 7,290 ft<sup>2</sup>
- » Best of Burbank! SINGLE LEVEL! 1,666 Sqft of sprawling living space! Close to 7,300 SqFt useable lot!
- » Smooth ceilings! Recessed & track lighting! Hardwood Floors! Upgrades galore! Lots of Storage space
- » Upgraded kitchen w granite counters! Tile flooring & Stainless Steel appliances!
- » More Info: 231SReesePlace.com



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Spanish inspired single level in one of the most sought-after areas of Burbank. Nearly 7300 SqFt. lot w/a huge grassy front yard setback from street blooming w/ roses, flowers and fruit trees with bubbling center fountain and gated estate-like driveway which heads back to a private partially shaded open patio area with more roses. Entrance is showcased by a 6 arch covered porch framed by fragrant flowers and brick lined walk way. Stained-glass accented front door opens to an expansive bright and beautiful entertainers Livingroom with floor to ceiling brick fireplace that makes a stunning center piece to the room – newer dual paned windows with updated opaque shades, scraped engineered hard wood floors, recessed lighting, fresh paint. Jack and Jill share a large bathroom with double sinks, granite counter tops, travertine tile, lots of natural light. Walk through to a marvelous family room, formal dining for 12 w/wall of windows, breakfast counter and gourmet cooks kitchen – granite counter tops, stainless appliances, 2 bay windows, cabinet, and counter space galore. Primary Bedroom with vaulted ceiling, office area, and deep mirrored wardrobe doors. Bonus utility room with home office area, inside laundry area, access to rear yard and 2 car attached garage w huge attic storage space plus parking area for several more cars. Big grassy back yard, with large patio and more fruit trees– very private – wide side yard perfect for gardening, pets, and more playroom. Central AC/Heat, Copper Plumbing, 2 Water Heaters – Amazing Single Level 1666 Sqft. home w/ front and back yards, and 2 side patio areas give ample room for living, playing, and growing in this desirable Burbank Media district location.

