

Cross Property 360 Property View

23721 Cypress Street, Torrance, CA 90501

Listing

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STATUS: **Active**

LIST PRICE: **\$1,230,000**

Crenshaw & 237th



BED / BATH: **3/3,0,0,0**
 SQFT(src): **1,805 (A)**
 PRICE PER SQFT: **\$681.44**
 LOT(src): **5,050/0.1159 (A)**
 LEVELS: **One**
 GARAGE: **2/Attached**
 YEAR BUILT(src): **1957 (ASR)**
 PROP SUB TYPE: **SFR/D**
 DOM / CDOM: **3/3**
 SLC: **Standard**
 PARCEL #: **7371029032**
 LISTING ID: **SB22167903**

Recent: **08/09/2022 : NEW**

Submit Offer

DESCRIPTION

Breakfast area, den, dressing area, family & living room, work shop, great kitchen, room for an RV, Bay windows, wood paneling. Utility room or workshop. heating is forced air. Laundry hook ups are in the garage. There are two master bedrooms, plus the owners have use the attic area as a fourth bedroom. The attic area is not included in the square footage. The front of the house a warm patio porch.

EXCLUSIONS:

INCLUSIONS:

AREA: **135 - South East Torrance - East**
 SUBDIVISION: /
 COUNTY: **Los Angeles**
 SENIOR COMMUNITY?: **No**
 CERTIFIED 433A?:

LIST \$ ORIGINAL: **\$1,230,000**
 BASEMENT SQFT:
 COMMON WALLS: **No Common Walls**
 PARKING: **Attached Carport, Asphalt, Parking Space**
 HORSE:
 PROBATE AUTHORITY:

ROOM TYPE: **All Bedrooms Down, Family Room, Living Room**
 EATING AREA: **In Living Room**

COOLING: **None**
 HEATING: **Central**
 VIEW: **None**
 WATERFRONT:
 LAUNDRY: **In Garage**

PROP SUB TYPE: **Single Family Residence (Detached)**

STRUCTURE TYPE: **House**

COMMON INTEREST: **None**

INTERIOR

INTERIOR: **Ceiling Fan(s)**
 MAIN LEVEL BEDROOMS: **3**
 MAIN LEVEL BATHROOMS: **3**

ACCESSIBILITY:
 APPLIANCES: **Dishwasher, Gas Range**
 KITCHEN FEATURES: **Granite Counters, Tile Counters**
 BATHROOM FEATURES: **Shower**

FLOORING: **Carpet, Wood**
 ENTRY LOC/ENTRY LVL: **/1**
 FIREPLACE: **Living Room**

EXTERIOR

EXTERIOR:
 FENCING:
 DIRECTION FACES:

SECURITY: **Smoke Detector(s)**
 SEWER: **Public Sewer**

LOT: **Garden, Lawn**
 POOL: **None**

PATIO/PORCH: **None**
 SPA:

BUILDING

BUILDER NAME:
 MAKE:
 BUILD MODEL:
 TAX MODEL:

ARCH STYLE: **Cottage**
 DOOR:
 WINDOW:

ROOF: **Asbestos Shingle**
 FOUNDATION DTLS: **Slab**
 PROP COND:

CONSTR MTLs: **Drywall Walls, Frame**
 OTHER STRUCT:
 NEW CONSTRUCTION YN: **No**

GARAGE AND PARKING

ATTACHED GARAGE?: **Attached**
 UNCOVERED SPACES:

PARKING TOTAL: **2**
 # REMOTES:

GARAGE SPACES: **2**
 RV PARK DIM:

CARPOT SPACES:

GREEN

GREEN ENERGY GEN:
 WALK SCORE:

GREEN ENERGY EFF:

GREEN SUSTAIN:

GREEN WTR CONSERV:

POWER PRODUCTION

POWER PRODUCTION: **No**

GREEN VERIFICATION: **No**

COMMUNITY

HOA FEE: \$0	HOA NAME:	HOA PHONE:	# OF UNITS: 1
HOA FEE 2:	HOA NAME 2:	HOA PHONE 2:	# UNITS IN COMMUNITY:
HOA FEE 3:	HOA NAME 3:	HOA PHONE 3:	STORIES TOTAL: 1

COMMUNITY: **Curbs, Sidewalks, Street Lights**
HOA AMENITIES:

HOA MANAGEMENT NAME:
HOA MANAGEMENT NAME 2:
HOA MANAGEMENT NAME 3:

LAND

LAND LEASE?: No	LAND LEASE AMOUNT:	UTILITIES: Cable Connected, Electricity Available, Phone Available, Sewer Available	TAX LOT: 15
PARCEL #: 7371029032	LAND LEASE AMT FREQ:	ELECTRIC:	TAX BLOCK: 7371
ADDITIONAL APN(s): No	LAND LEASE PURCH?:	WATER SOURCE: Public	TAX TRACT #: 22762
	LAND LEASE RENEW:	LOT SIZE DIM: 50 X 101	ZONING: TORR-LO
		ASSESSMENTS: None	TAX OTHER ASSESSMENT: \$0
			TAX OTHER ASSESS SOURCE: Other

SCHOOL

HIGH SCHOOL DISTRICT: Torrance Unified	ELEMENTARY:	MIDDLE/JR HIGH:	HIGH SCHOOL: Torrance
	ELEMENTARY OTHER:	MIDDLE/JR HIGH OTHER:	HIGH SCHOOL OTHER:

LISTING

BAC: **2.5%**
BAC RMRKS:
DUAL/VARI COMP?: **No**
LEASE CONSIDERED?: **No**
CURRENT FINANCING:
POSSESSION: **Close Of Escrow**
SIGN ON PROPERTY?: **Yes**
CONTINGENCY LIST:

TERMS: **Cash, Cash to New Loan**
LIST AGRMT: **Exclusive Right To Sell**
LIST SERVICE: **Full Service**
AD NUMBER:
DISCLOSURES:
INTERNET, AVM?/COMM?: **Yes/Yes**
INTERNET?/ADDRESS?: **Yes/Yes**
NEIGHBORHOOD MARKET REPORT YN?: **Yes**

LIST CONTRACT DATE: **08/08/22**
START SHOWING DATE:
ON MARKET DATE: **08/09/22**
PRICE CHG TIMESTAMP:
STATUS CHG TIMESTAMP: **08/09/22**
MOD TIMESTAMP: **08/10/22**
EXPIRED DATE:
PURCH CONTRACT DATE:
ENDING DATE:

CONTINGENCY:

PRIVATE REMARKS: **Preapproval letter, verification of funds, credit report to be submitted with offer. Call owner first before showing.****SHOWING INFORMATION**

SHOW CONTACT TYPE: **Agent**
SHOW CONTACT NAME:
SHOW CONTACT PH:
SHOW INSTRUCTIONS: **Call owner - Jim Kendig to set appointment (310)9015042**
DIRECTIONS: **Crenshaw & 237th**

LOCK BOX LOCATION: **garage door**
LOCK BOX TYPE: **Supra**

OCCUPANT TYPE: **Owner**
OWNER'S NAME: **Kendig**

AGENT / OFFICE

LA: (**SBLISJAC**) **Jack Bliss**
CoLA:
LO: (**S4110**) **J & P Realty**
LO PHONE: **310-320-4921**
CoLO:
CoLO PHONE:

LA State License: **00479584**
CoLA State License:
LO State License: **00953389**
LO FAX: **310-328-8867**
CoLO State License:
CoLO FAX:
Offers Email: **J.prealty@yahoo.com**

CONTACT PRIORITY

1.LA CELL: **310-418-7528**
2.LA DIRECT: **310-320-4921**
3.LA PAGER:
4.LA FAX: **310-328-8867**
5.LA VOICEMAIL:
6.LA EMAIL: **JackIBliss@hotmail.com**

AGENT FULL: Residential LISTING ID: SB22167903

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