

# Residential For Sale

1,908 Sqft - 6716 Royce, Van Nuys, California,  
91411



## Basic Details

|                        |                         |
|------------------------|-------------------------|
| Status:                | Active                  |
| Listing Type:          | For Sale                |
| Property Type:         | Residential             |
| Property SubType:      | Single Family Residence |
| Price:                 | \$931,500               |
| Price Per Square Foot: | \$488                   |
| Square Footage:        | 1,908 Sqft              |
| Lot Area:              | 0.05 Sqft               |
| Year Built:            | 2023                    |
| View:                  | Mountain(s)             |
| Bedrooms:              | 4                       |
| Bathrooms:             | 4                       |
| Bathrooms (Full):      | 3                       |
| Bathrooms (1/2):       | 1                       |
| Country:               | US                      |
| State:                 | California              |
| County:                | Los Angeles             |
| City:                  | Van Nuys                |
| Zipcode:               | 91411                   |

## Features

|                       |   |
|-----------------------|---|
| ✓ View:               | City Lights, Mountain(s), Neighborhood, Hills           |
| Association:          | 1   |
| Senior Community:     | 0   |
| ✓ Common Walls:       | No Common Walls   |
| Stories:              | 4   |
| ✓ Community Features: | Sidewalks, Street Lights, Suburban, Curbs               |
| ✓ Amenities:          | Maintenance Grounds                                     |
| AttachedGarage :      | 1   |
| ✓ Parking:            | 2.00  |
| ✓ Parking:            | Direct Garage Access                                    |
| ✓ Lot Features:       | Landscaped, Zero Lot Line                               |
| ✓ Inclusions:         | Refrigerators (2)                                       |
| Entry Level:          | 1   |
| ✓ Laundry:            | Upper Level, Stackable, Dryer Included, Washer Included |
| ✓ Room Type:          | Family Room, Living Room, Office, Walk-in               |

Listing ID:

SB23199327

Closet, Kitchen, Walk-in  
Pantry, Main Floor  
Bedroom, Main Floor  
Primary Bedroom,  
Primary Suite, Primary  
Bathroom, Primary  
Bedroom, Two Primaries

✓

Entry Location

Main Level

Bathrooms:

1

Main Level

Bedrooms:

1

✓

Heating System:

Central

✓

Cooling System:

Central Air

✓

Water Source:

Public

✓

Sewer:

Public Sewer

MLS Addon

|                            |                     |
|----------------------------|---------------------|
| Association Fee Frequency: | Monthly             |
| Zoning:                    | LARD 1.5            |
| Parcel Number:             | 2234021042          |
| Lot Size Square Feet:      | 2,157 Sqft          |
| TaxAnnualAmount:           | \$0                 |
| Association Fee:           | \$162               |
| Garage Spaces:             | 2                   |
| High School:               | Arlington           |
| High School 2:             | Arling              |
| Middle Or Junior School:   | Miller              |
| High School District:      | Los Angeles Unified |
| Levels:                    | Three Or More       |
| Taxes:                     | \$0                 |
| Guest House                | 0 Sqft              |

SqFt:

Approx Lot SqFt: **0 Sqft**




☒ Special Listing Conditions:

Standard

Virtual Tour [Click Here](#)  
URL Unbranded:

Agent [Info](#)



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