



**\$1,199,000**

## **13691 KELOWNA ST, ARLETA, ARLETA, CA, CA, US, 91331**

<https://pacificplayarealty.com>

Welcome to 13691 Kelowna Avenue. a rare Arleta opportunity offering immediate income, future potential, and unbeatable flexibility. This well-maintained home sits on a generous lot and includes a fully permitted ADU in the rear, currently tenant-occupied and generating steady rental income from day one. Perfect for investors, multi-generational living, or buyers looking to offset their [...]

- 6 beds
- 6 baths
- Single Family Residence
- Residential
- Active

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### **Rooms**

**Rooms:** Other

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### **Building Details**



**Listing Area:** Arleta  
**Parking Garage:** Assigned

**Building Type:** Detached  
**Flooring:** Other

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## Amenities & Features

**Heating:** Central  
**Cooling:** Central  
**Levels:** One Level

**Pool:** No  
**Furnished:** Unfurnished

