

Presented by Mimi Stevens and Jon Torp  
 310-979-3964, 310-979-3987  
 Exceptional Service...No Exceptions!!

STATUS: **Active**

ADDRESS: **12121 ROCHESTER AVE , LOS ANGELES 90025**

LP: **\$585,000**



**RESIDENTIAL CONDO / COOP**

STYLE: Contemporary  
 APN: 4263-025-027  
 UNIT LOC: Middle  
 EXP: S-N  
 BALC: Yes  
 HORSE PROP:

AREA: (7) West L.A.  
 SUB:  
 HOA:  
 VIEW: Yes  
 PETS: Call  
 LSE: No

MAP: [631/H6](#)  
 PUD: No  
 HOD: \$200.00  
 POOL: No  
 FP:  
 LOP: No

MLS# 05-033507  
 YB: 1979  
 STORIES: 2  
 #UNITS: 4  
 FLR#: 1  
 FUR: No  
 BR: 2  
 BA: 2.50  
 APX  
 SF: 1,242/AS  
 EQ INS:  
 PKGT:  
 PKGC: 2

ELEM: Check with City

JRHS: Check with City

SRHS: Check with City

CMLPX: 12121 Rochester Avenue

**DIRECTIONS:** South Wilshire, West Bundy

**REMARKS:** Stunning redone townhome. Beautiful kitchen with breakfast area, large living room with fireplace. Separate entry to unit. Vaulted ceilings in bedrooms, wood floors throughout, great master bath, granite counter tops. In unit laundry.

**ROOMS:** Breakfast Area,Dining Area,Living,Powder

**AMENITIES:** None

**EQUIP:** Dishwasher,Dryer,Garbage Disposal,Microwave,Refrigerator,Washer

**AIR:** None

**FLOOR:** Hardwood

**FIREPL:** Living Room

**POOL:** None

**PARK:** Attached,Community Garage

**VIEW TYPE:** Tree Top

**SEC:** None

**SEWER:**

**DISC:** As Is

**OCC/SHOW:** Call LA 1,Listing Agent Accompanies

**HEAT:** Central  
**LAUNDRY:** Inside  
**ROOF:** Shingle

**TYPE:** Condominium,Townhouse

**WATERFRONT:** None

**FIN:** Cash,Cash To New Loan

**POSS:** Close Of Escrow

**SZONE:** Property Report

LP: \$585,000  
 LD: 06/21/2005

DOM: 2  
 CD:

SP:  
 SD:

SSP:  
 WD:

OLP: \$585,000

LA1: Mimi Stevens-Torp

LA1#: 310-979-3964

LA1 CELL:

LA1 OTHER:

LA2: [Jonathan Torp](#)

LA2#: 310-979-3987

LA2 CELL:

LA2 OTHER:

LA1 EMAIL: [mimi@stevens-torp.com](mailto:mimi@stevens-torp.com)

LA2 EMAIL: [jon@stevens-torp.com](mailto:jon@stevens-torp.com)

LO1: Coldwell Banker- Brentwood

LO1#: 310-207-3711

LO2: Coldwell Banker- Brentwood

LO2#: 310-207-3711

CSO: 3.0%

LT: ER

LBA: No

BAC: Yes

LS: No

EO: No

PROBATE:

Broker/Agent does not guarantee the accuracy of the square footage, lot size or other information concerning the conditions or features of the property provided by the seller or obtained from Public Records or other sources. Buyer is advised to independently verify the accuracy of all information through personal inspection and with appropriate professionals. Copyright © 2005 by Combined L.A./Westside MLS, Inc. Information deemed reliable but not guaranteed.