



**JANET JUNG, ABBOT KINNEY REAL ESTATE  
YOUR 3RD GENERATION VENICE LOCAL  
& TOP PRODUCER SINCE 1999**

**CALL ME DIRECT! 310.720.4165**

**STATUS:** Active

**ADDRESS:** 1029 AMOROSO PL , VENICE 90291

**LP:** \$829,000



[Add'l Photos](#)



[View Larger Map](#)

**OPEN HOUSE:** [06/07/2011 \(11:00AM-2:00PM\)](#)

**RESIDENTIAL SINGLE FAMILY**

**STYLE:** Spanish

**APN:** 4242-006-024

**ADP:**

**APX ACREAGE:** N/A

**HORSE PROP:** No

**ELEM:** Walgrove Ave

**AREA:** (11) Venice

**SUB:**

**ZONE:** LAR1

**VU:** No

**GH:** Det'd

**LSE:** Yes

**JRHS:** Mark Twain Middle

**MLS#:** 11-530861

**PUD:** No

**HOD:** \$0.00

**PL:** No

**FP#:** 1

**LOP:** No

**SRHS:** Venice High

**MAP:** [671/J5](#)

**YB:** 1924

**STO:** 1

**APX LDM:**

**FUR:** No

**BR:** 2

**BA:** 1.00

**APX SF:**

**APX LSZ:** 4,320/AS

**PKGT:** 2

**PKGC:**

**DIRECTIONS:** East Lincoln Blvd. West Penmar Ave. North Venice Blvd

**REMARKS:** Well located, charming 1924 Spanish home with wood burning fireplace, wood floors and original character plus upgrades throughout. A quaint, open floor plan with dining and living room leading into re-done kitchen w/inside laundry. Step down family room opens to a private, green yard in full bloom w/ mature trees. Additional well-lit art studio/large bonus room, opens to spanish tiled patio + green lawn w/ a peaceful spanish tiled fountain. Sunny, breezy and perfect Venice outdoor space. Shown by appointment. Agents please see private remarks.

**ROOMS:** Art Studio,Bonus,Dining,Family,Living,Patio Open

**EQUIP:** Alarm System,Built-Ins,Cable,Ceiling Fan,Dishwasher,Dryer,Freezer,Garbage Disposal,Hood Fan,Range/Oven,Refrigerator,Satellite,Washer,Other

**AIR:** None

**FLOOR:** Hardwood,Mixed,Other

**FIREPL:** Living Room

**POOL:** None

**PARK:** Tandem,Uncovered,Other

**VIEW TYPE:** None

**SEC:** Leased

**SEWER:** In Street

**DISC:** As Is

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

**HEAT:** Floor Furnace

**LAUNDRY:** Inside

**ROOF:** Tile

**TENNIS:** None

**SPA:** None

**WATERFRONT:** None

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

**POSS:** Close Of Escrow

**SZONE:** None

**SALE TYPE:** Standard

**LP:** \$829,000

**DOM:** 1

**LD:** 05/30/2011

**SP:**

**SSP:**

**BLOG Y/N:** No

**LP/SF:**

**OLP:** \$82,900

**CD:**

**SD:**

**WD:**

**AVM Y/N:** Yes

**SP/SF:**

**LA1:** Janet Jung

**LA1#:** 310-720-4165

**LA1 CELL:**

**LA1 OTHER:**

**LA2:**

**LA2#:**

**LA2 CELL:**

**LA2 OTHER:**

**LA1 EMAIL:** janetjung@aol.com

**LA2 EMAIL:**

**LA1 FAX#:** 310-396-0062

**LO1:** Abbot Kinney Real Estate

**LO1#:** 310-396-2600

**LA2 FAX#:**

**LO2:**

**LO2#:**

**LA2 FAX#:**

**CSO:** 2.5%

**LT:** ERLBA:

**BAC:** YesLS: No

**EO:** YesPROBATE:

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 © 2011 by Combined L.A./Westside MLS, Inc. Information deemed reliable but not guaranteed. Prepared by: Janet Jung DRE# 01265366