

1638 W Hornet Drive, San Pedro, CA 90732

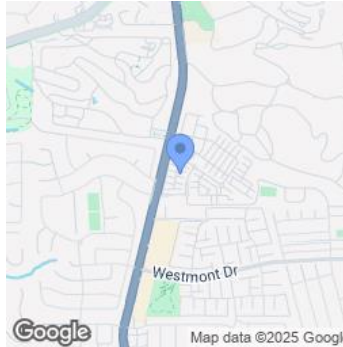
Listing

1638 W Hornet Dr, San Pedro 90732

STATUS: **Closed**

LIST/CLOSE: **\$988,715/\$988,060** ↓

From 405 exit 110 South, From I-110 South exit Hwy Turn right on I/Pacific Coast Hwy Turn left on S. Western Ave. Turn left onto Greengate Ave. Turn left onto Ridgeway Dr Turn left onto Suncrest Rd



BED / BATH: **4/2,1,1,0**
 SQFT(src): **1,873 (B)**
 PRICE PER SQFT: **\$527.53**
 LOT(src): **1,000/0.023 (U)**
 LEVELS: **Three Or More**
 GARAGE: **2/Attached**
 YEAR BUILT(src): **2024 (BLD)**
 PROP SUB TYPE: **SFR/D**
 DOM / CDOM: **16/16**
 SLC: **Standard**
 PARCEL #:
 LISTING ID: **EV23200771**

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DESCRIPTION

MLS# EV23200771 REPRESENTATIVE PHOTOS ADDED. February Completion! California coastal living at its finest! The Plan 3 at Harbor Pointe offers the space you need to gather as a family unit or open your door to extended family and friends. With open concept living, dining, and kitchen spaces, you'll make everyone feel cozy in your new space. The Plan 3 offers an oversized island for your kitchen, luxurious owners' suites, and more to give your living space all the comforts modern living has to offer. At the heart of your home, we design the space around your kitchen. Whether gathering for meals, prepping for the day, or honing-in your cooking skills, your new kitchen will have all the bells and whistles, from stainless steel appliances to upscale countertops and ample cabinet space. Retreat to your beautiful owners' suite, designed for ultimate relaxation. Design highlights include: Stackable GE Front Load Laundry Washer and Dryer and GE Side by Side Refrigerator.

EXCLUSIONS:

INCLUSIONS:

AREA: **193 - San Pedro - North**
 SUBDIVISION: **/Harbor Pointe**
 COUNTY: **Los Angeles**
 SENIOR COMMUNITY?: **No**
 CERTIFIED 433A?:

LIST \$ ORIGINAL: **\$988,715**
 BASEMENT SQFT:
 COMMON WALLS: **No Common Walls**
 PARKING: **Direct Garage Access**
 HORSE:
 PROBATE AUTHORITY:

SELLER WILL CONSIDER CONCESSIONS IN OFFER:
 ROOM TYPE: **Entry, Kitchen, Living Room, Main Floor Bedroom, Walk-In Closet, Walk-In Pantry**
 EATING AREA: **Breakfast Counter / Bar, Dining Room**

COOLING: **Central Air, Dual, Whole House Fan, Zoned**
 HEATING: **Central, Zoned**
 VIEW: **None**
 WATERFRONT:
 LAUNDRY: **Dryer Included, Inside, Upper Level, Stackable**

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

STRUCTURE TYPE: **House**

COMMON INTEREST: **Condominium**

INTERIOR

INTERIOR: **Balcony, High Ceilings, Pantry, Recessed Lighting**
 MAIN LEVEL BEDROOMS: **1**
 MAIN LEVEL BATHROOMS: **1**

ACCESSIBILITY:
 APPLIANCES: **Dishwasher, Free-Standing Range, Disposal, Gas Oven, Gas Range, Microwave, Refrigerator, Tankless Water Heater**
 KITCHEN FEATURES: **Kitchen Island, Quartz Counters, Self-closing cabinet doors, Self-closing drawers, Walk-In Pantry**
 BATHROOM FEATURES: **Shower in Tub, Double Sinks in Primary Bath, Exhaust fan(s), Privacy toilet door, Walk-in shower**

FLOORING: **Carpet, Tile, Vinyl**
 ENTRY LOC/ENTRY LVL: **Ground/1**
 FIREPLACE: **None**

EXTERIOR

EXTERIOR:
 FENCING: **None**
 DIRECTION FACES: **South**

SECURITY: **Carbon Monoxide Detector(s), Fire Sprinkler System, Gated Community, Smoke Detector(s)**
 SEWER: **Public Sewer**

LOT: **Level**
 POOL: **Association, Community, Fenced, Heated**

PATIO/PORCH: **Covered, Deck**
 SPA:

BUILDING

BUILDER NAME: **Taylor Morrison**
 MAKE:
 BUILD MODEL: **Plan 3**
 TAX MODEL:

ARCH STYLE: **Contemporary**
 DOOR:
 WINDOW:

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

CONSTR MTLs: **Stucco**
 OTHER STRUCT:
 NEW CONSTRUCTION YN: **Yes**

GARAGE AND PARKING

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

PARKING TOTAL: **2**
 # REMOTES:

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

CARPORT SPACES:

GREEN

GREEN ENERGY GEN:
 WALK SCORE:

GREEN ENERGY EFF:

GREEN SUSTAIN:

GREEN WTR CONSERV:

POWER PRODUCTION

POWER PRODUCTION: **Yes**
 POWER PROD TYPE: **Photovoltaics**

GREEN VERIFICATION: **No**
 POWER PROD SIZE:

POWER PROD YR INSTALL: **2023** POWER PROD ANNUAL:

POWER PROD ANNUAL STATUS: POWER PROD OWNERSHIP:
Leased

COMMUNITY

HOA FEE: \$238/Monthly HOA NAME: First Residential HOA PHONE: 310-362-5170 # OF UNITS: 1
HOA FEE 2: Services HOA PHONE 2: # UNITS IN COMMUNITY: 94
HOA FEE 3: HOA NAME 2: HOA PHONE 3: STORIES TOTAL: 3
COMMUNITY: Dog Park, Hiking , Park, Sidewalks HOA NAME 3:
HOA AMENITIES: Pool, Spa/Hot Tub, Fire Pit, Barbecue, Outdoor Cooking Area, Picnic Area, Dog Park, Hiking Trails, Gym/Ex Room, Clubhouse, Banquet Facilities, Recreation Room, Cable TV, Pet Rules, Pets Permitted, Management, Security, Controlled Access
HOA MANAGEMENT NAME: First Residential Services
HOA MANAGEMENT NAME 2:
HOA MANAGEMENT NAME 3:

LAND

LAND LEASE?: No LAND LEASE AMOUNT: UTILITIES: Cable Available, TAX LOT: 99
PARCEL #: LAND LEASE AMT FREQ: Natural Gas Available, Phone TAX BLOCK:
ADDITIONAL APN(s): No LAND LEASE PURCH?: Available, Sewer Connected, TAX TRACT #: 7188606
LAND LEASE RENEW: Undergound Utilities, Water ZONING:
ELECTRIC: Connected TAX OTHER ASSESSMENT: \$3,155
WATER SOURCE: Public TAX OTHER ASSESS SOURCE: Builder
LOT SIZE DIM: ASSESSMENTS: None

SCHOOL

HIGH SCHOOL DISTRICT: Los Angeles Unified ELEM SOURCE: MIDDLE/JR HIGH: HIGH SCHOOL:
HIGH SCH DIST SOURCE: ELEMENTARY OTHER: MIDDLE/JR SOURCE: HIGH SOURCE:
MIDDLE/JR HIGH OTHER: HIGH SCHOOL OTHER:

LISTING

DATES

BAC: \$27870 TERMS: Cash, Conventional LIST CONTRACT DATE: 10/27/23
BAC RMRKS: LIST AGRMT: Exclusive Right To Sell START SHOWING DATE:
DUAL/VARI COMP?: No LIST SERVICE: Limited Service ON MARKET DATE: 10/27/23
LEASE CONSIDERED?: No AD NUMBER: PRICE CHG TIMESTAMP:
CURRENT FINANCING: DISCLOSURES: STATUS CHG TIMESTAMP: 03/13/24
POSSESSION: Close Of Escrow INTERNET, AVM?/COMM?: Yes/No MOD TIMESTAMP: 09/23/24
SIGN ON PROPERTY?: INTERNET?/ADDRESS?: Yes/Yes EXPIRED DATE: 10/27/24
CONTINGENCY LIST: NEIGHBORHOOD MARKET REPORT YN?: Yes PURCH CONTRACT DATE: 11/15/23
CLOSE DATE: 03/12/24

CONTINGENCY:
PRIVATE REMARKS: Up to \$35,000 towards closing costs incentive offer.? Additional eligibility and limited time restrictions apply; details available from Selling Agent.

SHOWING INFORMATION

SHOW CONTACT TYPE: See Remarks LOCK BOX LOCATION: None OCCUPANT TYPE: Vacant
SHOW CONTACT NAME: Tammy or LaDonia LOCK BOX TYPE: None OWNER'S NAME: Taylor Morrison
SHOW CONTACT PH: 949-341-1206
SHOW INSTRUCTIONS: Call (949)341-1206 or email SoCalOnline@taylormorrison.com to schedule appointment for showing and instructions. LIMITED-SERVICE LISTING. Do NOT call Listing Office.
DIRECTIONS: From 405 exit 110 South, From I-110 South exit Hwy Turn right on 1/Pacific Coast Hwy Turn left on S. Western Ave. Turn left onto Greengate Ave. Turn left onto Ridgeway Dr Turn left onto Suncrest Rd

AGENT / OFFICE

CONTACT PRIORITY

LA: (EVOLIVLES) LESLIE OLIVO LA State License: 01494642 1.LO PHONE: 949-833-3600
CoLA: CoLA State License:
LO: (EV2747) Taylor Morrison Services LO State License: 00968975
LO PHONE: 949-833-3600 LO FAX:
CoLO: CoLO State License:
CoLO PHONE: CoLO FAX:
Offers Email: lolivo@taylormorrison.com

COMPARABLE INFORMATION

CLOSE PRICE: \$988,060 BA: (PWGLOMGER) Gerald CoBA: ()
LIST PRICE: \$988,715 Glomboske CoBO:
LIST \$ ORIGINAL: \$988,715 BO: T.N.G. Real Estate CoBA State License:
PURCH CONTRACT DATE: 11/15/23 Consultants CoBO State License:
COE DATE: 03/12/24 BA State License: 01949771
DOM/CDOM: 16/16 BO State License: 01886242
BUYER FINANCING: VA CONCESS FINANCING COSTS \$:
CONCESS PROP IMPROV COSTS \$:
CONCESS BUYER BROKER FEE \$:
CONCESS CLOSING COSTS \$:
CONCESS OTHER COSTS \$:
CONCESS AMOUNT (TOTAL) \$: \$0
CONCESSION CMTS: NA