



*23701 S Western Avenue # 197*

Come for the Home... Stay for the Lifestyle!



Welcome home to Space 197 in the desirable Knolls Lodge community! This well-maintained 3-bedroom, 2-bathroom home offers a comfortable layout and a great Torrance location close to shopping, restaurants, and schools. Step inside to a bright and welcoming living and dining area featuring a fireplace that adds warmth and charm to the space. Continue past the living room to find the laundry area, complete with a modern washer and dryer. To the right, the galley-style kitchen features laminate countertops and sparkling stainless-steel appliances, including a freestanding range, refrigerator, and microwave, all conveniently located opposite the sink and cabinetry for a practical and efficient setup. Just off the kitchen is the front bedroom, perfect for guests, a home office, or a flex space. Back through the living room, you'll find a hallway leading to the second bedroom, the remodeled  $\frac{3}{4}$  bathroom, and the primary bedroom suite at the end for added privacy, featuring a remodeled ensuite full bathroom and a spacious walk-in closet. Outside, enjoy a covered carport with parking for two vehicles and a storage shed for added convenience. Residents of Knolls Lodge enjoy access to two sparkling pools, a recreation room with a fireplace and game area, and beautifully maintained landscaping. The community is pet-friendly (with breed and size restrictions) and offers visitor parking for your guests. Don't miss your chance to own this charming and thoughtfully designed home in one of Torrance's most welcoming communities!



**Interior Features:**

- Three Bedrooms
- One Full Bathroom with a Tub and Shower
- One Three Quarter Bathroom with a Shower
- Spacious and Open Living/Dining Area with Porcelain Flooring
- Recessed Lights in Living Room
- Large Windows Providing Plenty of Natural Light
- Laundry Area with Washer/Dryer Hookups, Shelving, and Cabinet Storage

**Primary Suite Features:**

- Expansive Primary Suite Designed for Comfort and Relaxation
- Walk-In Closet Offering Ample Storage Space
- Ensuite Full Bathroom
- Ceiling Fan and Recessed Lights in Primary Suite

**Kitchen Features:**

- White Cabinetry with Rounded Black Hardware
- Laminate Countertops
- Warm Earth Tones Backsplash
- Appliances Include: Gas Stove, Gas Oven, Built-In Microwave, and Stainless Steel Refrigerator and Freezer Combo

**Exterior Features:**

- Covered Carport with Enough Room for Two Vehicles
- Front Porch with Steps and Railing for Added Safety
- Exterior Paint in a Neutral Tan Tone with White Accents
- Storage Shed at the Back of the Carport

**Community/Complex Features:**

- Park Name: Knolls Lodge
- Recreation Room with Ample Seating, Large Windows Overlooking one of the Pools, a Foolsball Table, and a Fireplace
- Two Sparkling Outdoor Swimming Pools with Lounge Areas
- Well-Maintained Landscaping
- Visitor Parking In Complex
- Car Wash Station In Complex
- Laundry Area In Complex
- Monthly Space Rent: \$2,300/month + Utilities
- Park Application Requires Credit Score of 620 or Higher and Income Must Show 2.5x Monthly Space Rent and any Mortgage
- Pets: 2 Allowed with Breed and Size Restrictions
- Close to Shopping, Schools, and Restaurants
- No Age Restrictions on Ownership in Park

**3 Bedrooms | 2 Bathrooms | 1,000 Sq Ft | Built in 1970**