

# **\$2,350,000 - 7619 Truxton Avenue, Los Angeles**

MLS® #24469543

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## **\$2,350,000**

4 Bedroom, 4.00 Bathroom, 2,300 sqft  
Residential on 0 Acres

N/A, Los Angeles,

Nestled on a lovely cul-de-sac in the heart of idyllic Westchester, this stunning 2,300-square-foot home effortlessly blends modern sophistication with everyday comfort. Fully renovated to perfection, its clean lines, high ceilings and contemporary details create an inviting ambiance, while expansive windows flood the interior with natural light. A lush, green front yard welcomes you to the home, setting the tone for what lies within. Inside, the white oak hardwood floors gleam, connecting the airy living spaces. The kitchen, a true showpiece with sleek Caesarstone counters, flows seamlessly into the dining area and family room. From here, the views are captivating - overlooking a meticulously designed entertainer's backyard. This private oasis features ample space to dine al fresco, lounge by the sparkling 9' deep pool, or simply revel in the scenic city views. And as the day winds down, the rooftop deck offers the perfect perch to watch the skies transform into a kaleidoscope of sunset hues. The primary suite is a retreat in its own right, with direct access to the backyard, a spa-like bath, and a walk-in closet. Three additional bedrooms provide exceptional versatility, whether you're hosting guests, creating a home office, or designing your personal gym. A thoughtfully placed laundry room with a stacked washer and dryer, Lutron voice-capable lights, built-in Denon indoor and outdoor surround sound, Nest thermostat, hard-wired Ring system and ADT alarm system, along with a spacious



two-car garage with 240 volt charging plug round out the home's offerings, ensuring convenience matches its beauty. As if that wasn't enough, this Westchester gem in Silicon Beach offers proximity to many playgrounds and sports fields, scenic walking trails with breathtaking views, a variety of school options nearby, the sparkling beaches of Playa del Rey and Marina del Rey, local shops and dining in Playa Vista, Loyola Marymount University and the convenience of nearby LAX. Here, you'll discover more than just a home - it's an invitation to a lifestyle that seamlessly blends luxury, comfort, and accessibility.

Built in 1948

**Essential Information**

MLS® #	24469543
Price	\$2,350,000
Bedrooms	4
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	2,300
Acres	0.15
Year Built	1948
Type	Residential
Sub-Type	Single Family Residence
Style	Modern
Status	Closed
Listing Agent	Peter Jumrukovski
Listing Office	Real Broker

**Community Information**

Address	7619 Truxton Avenue
Area	C29 - Westchester
Subdivision	N/A
City	Los Angeles

County	Los Angeles
Zip Code	90045

### Amenities

Parking Spaces	4
Parking	Door-Multi, Driveway, Garage, Side By Side
# of Garages	2
Garages	Door-Multi, Driveway, Garage, Side By Side
View	City Lights
Has Pool	Yes
Pool	Filtered, Heated, In Ground, Private

### Exterior

Exterior Features	Rain Gutters
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### Interior

Interior	Wood
Interior Features	Breakfast Bar, High Ceilings, Open Floorplan, Recessed Lighting, Separate/Formal Dining Room, Walk-In Closet(s)
Appliances	Built-In, Dishwasher, Disposal, Dryer, Gas Cooktop, Microwave, Oven, Refrigerator, Washer
Heating	Central
Cooling	Central Air
Fireplace	Yes
Fireplaces	Living Room
# of Stories	1
Stories	One

### Additional Information

Date Listed	January 14th, 2025
Days on Market	20
Zoning	LAR1
Short Sale	N
RE / Bank Owned	N

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