

MLS® #24471963

1 Bedroom, 1.00 Bathroom, 1,177 sqft
Residential Lease on 1 Acres

Step into a space that feels like it's straight out of your Pinterest dreams. Located on the top floor of a secure building on Magnolia Blvd, this 1-bedroom + loft condo was lovingly designed by an interior designer, every square inch of this unit has been maximized for style and function. Think: a built-in Murphy bed in the loft, fold-away tables, clever shoe storage, and vibes that scream work hard, live beautifully. Here's a few of the qualities that make this spot a standout:

- 1 Bedroom + Versatile Loft: Need a second bedroom, an office, or both? The loft is your blank canvas, complete with a Murphy bed that's there when you need it, and invisible when you don't.
- Sleek Stainless Steel Appliances: Dishwasher, fridge, stove, oven, microwave, check, check, check.
- In-Unit Washer/Dryer: Say goodbye to shared laundry!
- Fully Furnished Option: Keep it furnished as pictured (because honestly, it's gorgeous), or make it your own your choice!
- Two Parking Spaces: No more circling the block. Park your car securely in the gated garage.
- Building Amenities: Pool, hot tub, gym, secure entry, elevator, hello, luxury. We will be considering pets (with a little extra love for your furry friend in the form of a fee).

HOA dues are on the owner (yay for included trash service!), while tenants cover water, electric, gas, renter's insurance and Wi-Fi. And the location? You're in the heart of Sherman Oaks perfectly situated to enjoy everything this vibrant neighborhood has to offer. Whether you're sipping cold brew at your favorite cafe



or hopping onto the freeway for a quick commute, you're in the center of it all. Sound like home? Reach out, and let's get you into this top-floor beauty before someone else does.

Built in 1981

Essential Information

MLS® #	24471963
Price	\$3,395
Bedrooms	1
Bathrooms	1.00
Full Baths	1
Square Footage	1,177
Acres	1.21
Year Built	1981
Type	Residential Lease
Sub-Type	Condominium
Style	Contemporary
Status	Closed
Listing Agent	Kathleen Suit
Listing Office	TRG Real Estate Co., Inc.

Community Information

Address	14050 Magnolia Boulevard # 312
Area	SO - Sherman Oaks
Subdivision	N/A
City	Sherman Oaks
County	Los Angeles
Zip Code	91423

Amenities

Amenities	Controlled Access, Pool, Spa/Hot Tub
Utilities	Association Dues, Trash Collection
Parking Spaces	2
Parking	Assigned, Community Structure
Garages	Assigned, Community Structure
Has Pool	Yes

Pool	Community, In Ground, Association
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Interior

Interior	Tile, Wood
Interior Features	Ceiling Fan(s), Loft
Appliances	Dishwasher, Disposal, Microwave, Refrigerator, Dryer, Washer
Heating	Central
Cooling	Central Air
Fireplace	Yes
Fireplaces	Living Room, Decorative
Stories	Two

Additional Information

Date Listed	December 12th, 2024
Days on Market	34
Zoning	LAR3
Short Sale	N
RE / Bank Owned	N

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