

# **\$1,795,000 - 1735 Selby Avenue, Los Angeles**

MLS® #25491899

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**\$1,795,000**

2 Bedroom, 3.00 Bathroom, 1,724 sqft

Residential on 0 Acres

N/A, Los Angeles,

Classic traditional home with 2 BR, 2 BA offers tasteful original charm and a separate newly built ADU in desirable Westwood location. Beautiful curb appeal with grassy yard and pavers welcomes you to this home with open floor plan with many windows and abundant of natural light. Combination of family Room and living room with charming original brick fireplace overlooking the backyard. Fully renovated kitchen with beautiful built-in cabinetry, Quartz counter tops and all new modern high-quality stainless-steel appliances including refrigerator, dishwasher, stove and microwave. There are two separate bathrooms with many recent upgrades. Two good size bedrooms. Other features include central air conditioning, laminated flooring and recessed lighting throughout. The additional dwelling unit was recently built with beautiful kitchen with all new stainless-steel appliances and central air conditioning. Perfect for extended family, home office, kids or guest room. There is a good size grassy backyard. This property is situated in an excellent location in Westwood just north of Santa Monica Blvd. with short access to UCLA Campus, Century City Westfield Mall, Beverly Hills, Brentwood and Santa Monica. It is minutes away from world class fine dining, shopping, entertainment, freeways 10 and 405. Located in award winning Westwood Charter elementary school.

Built in 1950



## Essential Information

MLS® #	25491899
Price	\$1,795,000
Bedrooms	2
Bathrooms	3.00
Full Baths	3
Square Footage	1,724
Acres	0.13
Year Built	1950
Type	Residential
Sub-Type	Single Family Residence
Style	Traditional
Status	Closed
Listing Agent	Michael Mikail
Listing Office	Rodeo Realty

## Community Information

Address	1735 Selby Avenue
Area	C05 - Westwood - Century City
Subdivision	N/A
City	Los Angeles
County	Los Angeles
Zip Code	90024

## Amenities

Parking Spaces	4
Parking	One Space, Uncovered, Paved
Garages	One Space, Uncovered, Paved
View	None
Pool	None

## Exterior

Exterior	Frame, Stucco
Roof	Composition, Shingle
Construction	Frame, Stucco

## Interior

Interior	Laminate
Interior Features	Eat-in Kitchen

Appliances	Dishwasher, Disposal, Microwave, Refrigerator, Dryer, Washer
Heating	Central
Cooling	Central Air
Fireplace	Yes
Fireplaces	Living Room
# of Stories	1
Stories	One

### **Additional Information**

Date Listed	January 30th, 2025
Zoning	LARD1.5
Short Sale	N
RE / Bank Owned	N

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