

# \$1,699,000 - 1252 Keniston Avenue, Los Angeles

MLS® #25497357

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## \$1,699,000

4 Bedroom, 4.00 Bathroom, 2,628 sqft

Residential on 0 Acres

N/A, Los Angeles,

Delightful Spanish-Style Home with guest house on an elevated block of Keniston Ave in South Hancock Park. The 3Bed/3bath main house (apx 2221sf) nestled in the heart of South Hancock Park/Mid City with a spacious guest house (apx 407sf). Situated on a generous lot, this property offers both space and versatility, a fantastic opportunity for homeowners and investors alike. Step inside to find bright and airy interiors, thanks to large windows that flood the space with natural light. Select windows come equipped with security shutters, providing peace of mind without compromising style. The home beautifully blends classic Spanish charm with modern comforts, creating a warm and inviting atmosphere. The expansive backyard is a true retreat, offering plenty of room for outdoor entertaining. Apx 8mins drive to Larchmont Village, 6mins to Lowe's/Midtown shopping center, close to Queen Anne Recreation Center, and Eleanor Roberts Aquatics Center. A must-see gem in one of L.A.'s most sought-after neighborhoods. (Virtually staged. ADU delivered vacant.)



Built in 1924

## Essential Information

MLS® #	25497357
Price	\$1,699,000
Bedrooms	4

Bathrooms	4.00
Full Baths	4
Square Footage	2,628
Acres	0.17
Year Built	1924
Type	Residential
Sub-Type	Single Family Residence
Style	Spanish
Status	Closed
Listing Agent	Andrew Yalcin
Listing Office	Coldwell Banker Realty

### Community Information

Address	1252 Keniston Avenue
Area	C18 - Hancock Park-Wilshire
Subdivision	N/A
City	Los Angeles
County	Los Angeles
Zip Code	90019

### Amenities

Parking Spaces	2
Parking	Driveway
Garages	Driveway
View	None
Pool	None

### Interior

Interior	Wood
Interior Features	Walk-In Closet(s), Breakfast Bar, Ceiling Fan(s), Separate/Formal Dining Room
Appliances	Dishwasher, Refrigerator
Heating	Central
Cooling	Central Air
Fireplace	Yes
Fireplaces	Decorative, Living Room
# of Stories	1
Stories	One

### Additional Information

Date Listed	February 13th, 2025
Days on Market	25
Zoning	LAR2
Short Sale	N
RE / Bank Owned	N

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