

# \$1,195,000 - 3314 Mcmanus Avenue, Culver City

MLS® #25498293

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## \$1,195,000

2 Bedroom, 1.00 Bathroom, 1,020 sqft  
Residential on 0 Acres

N/A, Culver City,

Welcome to this inviting home in the vibrant heart of Culver City! This 2-bedroom, 1-bathroom home, with its 1,020 square feet of living space, is perfect for first-time home buyers looking to save money, or creative developers eager to bring their vision to life. Set on a spacious 4,800 square foot lot, this home on a tree-lined street offers endless possibilities for customization. The front yard invites your landscaping creativity, while the backyard, adorned with mature fruit trees, provides a serene private outdoor space for relaxation or gatherings. The garage now enclosed is accessible from the alley, providing convenience and potential for an ADU conversion. Located near the renowned Helms Design District, the property is close to a variety of restaurants, ensuring you're never far from dining options and cultural experiences. Don't miss this smart investment opportunity to transform a classic residence into a modern masterpiece in one of Culver City's most dynamic areas.



Built in 1948

## Essential Information

MLS® #	25498293
Price	\$1,195,000
Bedrooms	2
Bathrooms	1.00
Full Baths	1

Square Footage	1,020
Acres	0.11
Year Built	1948
Type	Residential
Sub-Type	Single Family Residence
Style	Cottage
Status	Closed
Listing Agent	Scott Lander
Listing Office	Compass

### Community Information

Address	3314 Mcmanus Avenue
Area	C28 - Culver City
Subdivision	N/A
City	Culver City
County	Los Angeles
Zip Code	90232

### Amenities

Parking Spaces	2
Parking	Converted Garage
Garages	Converted Garage
View	None
Pool	None

### Interior

Interior	Tile, Wood
Interior Features	Separate/Formal Dining Room, Breakfast Bar, Ceiling Fan(s)
Heating	Floor Furnace
Fireplaces	None
# of Stories	1
Stories	One

### Additional Information

Date Listed	February 13th, 2025
Days on Market	8
Zoning	CCR2YY
Short Sale	N
RE / Bank Owned	N

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