

# **\$1,949,000 - 1816 Hollyvista Avenue, Los Angeles**

MLS® #25502033

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**\$1,949,000**

2 Bedroom, 2.00 Bathroom, 1,406 sqft

Residential on 0 Acres

N/A, Los Angeles,

This stunning and updated 2 bed, 1.5 bath, 1958 Mid-Century split-level, located in the heart of the Franklin Hills, will take your breath away. Sitting by the fireplace in the dining room or in the spacious living room with its beautiful vaulted ceiling, you'll be able to enjoy a 180-degree panoramic city view, stretching to the ocean and Catalina on clear days. Amazing sunrises and sunsets will fill your heart with joy. Thoughtfully remodeled to create a seamless and cohesive experience, the once-separated dining and kitchen areas now flow together in an open floor plan. The living room and bedrooms showcase beautiful oak wooden floors. The kitchen is enhanced by a central island configuration with concrete countertops and a unique pop-up vent system for the stove top. Multi-level decks, built-in benches and a fire pit extend the living space outdoors into the backyard, blending breathtaking views with modern style. The home is equipped with central HVAC and a tankless water heater. With regard to parking, this home offers a rare two-car garage with a super large bonus overhead storage area that is reachable by a retractable, automated staircase. Conveniently located near cool shops and restaurants of Los Feliz Village, and so close to hikes as well, this home perfectly balances mid-century charm with contemporary comfort and embodies quintessential indoor-outdoor California living.



Built in 1958

## Essential Information

MLS® #	25502033
Price	\$1,949,000
Bedrooms	2
Bathrooms	2.00
Full Baths	1
Half Baths	1
Square Footage	1,406
Acres	0.12
Year Built	1958
Type	Residential
Sub-Type	Single Family Residence
Style	Mid-Century Modern
Status	Closed
Listing Agent	Arielle Dupertuis
Listing Office	Sotheby's International Realty

## Community Information

Address	1816 Hollyvista Avenue
Area	637 - Los Feliz
Subdivision	N/A
City	Los Angeles
County	Los Angeles
Zip Code	90027

## Amenities

Parking Spaces	2
Parking	Door-Multi, Garage
# of Garages	2
Garages	Door-Multi, Garage
View	City Lights, Hills, Ocean
Pool	None

## Exterior

Exterior	Stucco, Stone, Wood Siding
Exterior Features	Rain Gutters
Lot Description	Back Yard, Landscaped
Windows	Skylight(s), Bay Window(s)
Roof	Composition, Shingle

Construction	Stucco, Stone, Wood Siding
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## Interior

Interior	Wood
Interior Features	Separate/Formal Dining Room, High Ceilings, Open Floorplan, Recessed Lighting, Storage
Appliances	Dishwasher, Gas Cooktop, Refrigerator, Dryer, Electric Oven, Oven, Washer
Heating	Central
Fireplace	Yes
Fireplaces	Gas, Dining Room
# of Stories	1
Stories	Multi/Split

## Additional Information

Date Listed	March 20th, 2025
Days on Market	21
Zoning	LAR1
Short Sale	N
RE / Bank Owned	N

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