

# \$2,995,000 - 1410 Comstock Avenue, Los Angeles

MLS® #25502223

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## \$2,995,000

4 Bedroom, 3.00 Bathroom, 2,170 sqft  
Residential on 0 Acres

N/A, Los Angeles,

Set privately above the street, conveniently accessible by stairs or secure elevator, in a premier Comstock Hills location, this single-level modern home offers the perfect combination of taste, style, and quality with the quintessential California indoor/outdoor lifestyle. This Westwood Gem, recently remodeled and expanded with chic mid-century flair, boasts such features as warm hardwood floors, pitched ceilings with recessed lighting, and dual paned windows with integrated blinds throughout. Entering through a welcoming upper patio, the modern open floor plan offers numerous configurations ready to fit all your family or entertaining needs. The main hallway leads to a convivial living and dining area with stylish retro stacked stone fireplace, built-in storage/display areas and floor to ceiling windows and sliding doors leading to the back patio and upper garden. Adjacent is a gourmet cook's kitchen, perfect for the budding chef or neophyte a like, with quartz counter tops, newer high-end appliances including stainless Wolf range and built-in Sub-Zero refrigerator and moveable breakfast bar all opening a sun filled family room with views over the neighborhood and side access to yard and front patio. There is also a private hallway powder room. Opposite the public rooms are four private bedrooms, including a generous primary suite with copious amounts of storage and sumptuous chic bath with steam shower, two family bedrooms sharing a stylish hall bath and a



fourth bedroom presently configured as an office. The back of the house flows out onto an unparalleled ceramic tiled patio featuring a lounging area with hi-tech electric louvered pergola with motorized panels for effortless shade adjustment and retractable side screens for total outdoor protection. An adjoining dining area, perfect for alfresco dining, plus an upper grassy pad, calling for family play or relaxing with a good book, are the final pieces creating an unequalled calm oasis from the bustling everyday world. Located moments away from serene Holmby Park, UCLA, cultural offerings and world-class shopping, dining and nightlife in Westwood Village, Century City, Beverly Hills and West Hollywood and also located in the highly regarded, award-winning Fairburn Elementary School District makes this a truly special offering perfect for even for the most discriminating of buyers.

Built in 1953

### **Essential Information**

MLS® #	25502223
Price	\$2,995,000
Bedrooms	4
Bathrooms	3.00
Full Baths	1
Half Baths	1
Square Footage	2,170
Acres	0.13
Year Built	1953
Type	Residential
Sub-Type	Single Family Residence
Style	Contemporary
Status	Closed
Listing Agent	James Bremner
Listing Office	Compass

### **Community Information**

Address	1410 Comstock Avenue
Area	C05 - Westwood - Century City
Subdivision	N/A
City	Los Angeles
County	Los Angeles
Zip Code	90024

## Amenities

Parking Spaces	2
Parking	Garage, Door-Multi
# of Garages	2
Garages	Garage, Door-Multi
Pool	None

## Interior

Interior	Wood, Tile
Interior Features	Separate/Formal Dining Room
Appliances	Dishwasher, Gas Cooktop, Disposal, Microwave, Oven, Refrigerator, Dryer, Washer
Heating	Central, Forced Air
Cooling	Central Air
Fireplace	Yes
Fireplaces	Living Room
# of Stories	1
Stories	One

## School Information

District	Los Alamitos Unified
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## Additional Information

Date Listed	February 24th, 2025
Days on Market	9
Zoning	LAR1
Short Sale	N
RE / Bank Owned	N

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