

# **\$899,000 - 10345 Almayo Avenue # 105, Los Angeles**

MLS® #25503291

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## **\$899,000**

2 Bedroom, 2.00 Bathroom, 1,434 sqft  
Residential on 0 Acres

N/A, Los Angeles,

Back on market. Full Buyer Package Available. A truly hard-to-find opportunity under \$1M in one of West LA's most central and connected neighborhoods. This spacious 2-bedroom, 2-bathroom condo offers a smart, functional layout with a formal entry, expansive living room with fireplace, and large dining area that flows seamlessly into an oversized outdoor space uniquely positioned just off the building's pool and common area. Perfect for those who want usable outdoor space for entertaining, relaxing, or working from home. In addition to the two large bedrooms, there's a bonus flex room off the kitchen ideal for a home office, study, creative space, or additional storage. Both bedrooms are generously sized with excellent separation, and there's ample closet space throughout. Updates include flooring, refreshed paint, updated cabinets, and new countertops. Other features include recessed lighting, in-unit laundry, double pane windows and sliders, plantation shutters and two side-by-side parking spaces and large storage space in a secured garage. Unit is uniquely positioned with limited shared walls and more light and windows than interior units adding value. Tucked on a quiet, tree-lined street near Century City and Cheviot Hills, the building offers easy access to Rancho Park Golf Course, Westfield Century City, Fox Studios, the Expo Line, Google's new Westside Pavilion campus, Beverly Hills, Westwood, and Santa Monica. Hard to match this location, layout, and lifestyle at this price



pointa standout opportunity to enjoy the space, amenities, and convenience typically reserved for much higher price points, all in one of LA's most sought-after neighborhoods.

Built in 1974

**Essential Information**

|                |                   |
|----------------|-------------------|
| MLS® #         | 25503291          |
| Price          | \$899,000         |
| Bedrooms       | 2                 |
| Bathrooms      | 2.00              |
| Full Baths     | 2                 |
| Square Footage | 1,434             |
| Acres          | 0.46              |
| Year Built     | 1974              |
| Type           | Residential       |
| Sub-Type       | Condominium       |
| Style          | Contemporary      |
| Status         | Closed            |
| Listing Agent  | Brian Maser       |
| Listing Office | The Condo Experts |

**Community Information**

|             |                               |
|-------------|-------------------------------|
| Address     | 10345 Almayo Avenue # 105     |
| Area        | C05 - Westwood - Century City |
| Subdivision | N/A                           |
| City        | Los Angeles                   |
| County      | Los Angeles                   |
| Zip Code    | 90064                         |

**Amenities**

|                |  |
|----------------|--|
| Amenities      | Maintenance Grounds, Trash, Pet Restrictions, Pool, Water                        |
| Parking Spaces | 2  |
| Parking        | Garage, Garage Door Opener, Assigned, Community Structure, Covered, Side By Side |
| Garages        | Garage, Garage Door Opener, Assigned, Community Structure, Covered, Side By Side |
| View           | Pool   |

|          |  |
|----------|--|
| Has Pool | Yes  |
| Pool     | Association  |
| Security | Carbon Monoxide Detector(s), Gated Community, Security Gate, Smoke Detector(s) |

## Interior

|                   |  |
|-------------------|--|
| Interior          | Tile, Wood   |
| Interior Features | Breakfast Bar, Breakfast Area, Walk-In Closet(s), Eat-in Kitchen, See Remarks, Separate/Formal Dining Room |
| Appliances        | Dishwasher, Disposal, Microwave, Refrigerator, Dryer, Washer   |
| Heating           | Central  |
| Cooling           | Central Air  |
| Fireplace         | Yes  |
| Fireplaces        | Gas, Decorative  |
| # of Stories      | 3  |
| Stories           | One  |

## Additional Information

|                 |                 |
|-----------------|-----------------|
| Date Listed     | April 3rd, 2025 |
| Days on Market  | 29              |
| Zoning          | LAR3            |
| Short Sale      | N               |
| RE / Bank Owned | N               |

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