

\$8,850,000 - 7111 Grasswood Avenue, Malibu

MLS® #25504817

\$8,850,000

4 Bedroom, 6.00 Bathroom, 4,000 sqft

Residential on 1 Acres

N/A, Malibu,

Perched in a prime coastal location, this estate blends modern luxury with natural beauty, offering breathtaking ocean, island, and city views. Designed for seamless indoor-outdoor living, the home welcomes you with a landscaped front yard, a covered entry, and a keypad-secured French door leading into a bright foyer with wood floors. To the right, the office features vaulted wood-beamed ceilings, skylights, and French windows framing ocean views. A cozy seating area enhances the space, which could serve as a bedroom. Steps lead to an en-suite bath with tile floors, a skylight-lit shower, and a vanity. Across the hall, a bedroom with wood-themed ceilings, skylights, and French windows offers a large closet and an en-suite bath with a soaking tub. The main living area is bathed in natural light, featuring high wood-beamed ceilings, a built-in speaker system, and a gas fireplace. French doors open to the backyard, welcoming fresh ocean breezes. The adjacent dining area, with matching wood beams and stunning views, leads to a sunken wet bar with stone counters, a mini wine fridge, and a sink perfect for entertaining. The kitchen is a chef's dream, with a stone island offering bar seating, a Miele range with an ascending fan, and abundant natural light from a skylight. Miele appliances include a double oven, dishwasher, microwave, and a spacious fridge-freezer. A powder room with wood floors and a custom vanity is across from a large storage closet. The primary retreat is a masterpiece of



design, featuring wood floors, a statement wood wall, and high wood-clad ceilings. A seating area with push-to-open cabinets provides a quiet retreat, while a sliding glass door leads to a generous closet. Steps lead to the primary bath, where double vanities, a freestanding soaking tub, and a makeup vanity create a spa-like atmosphere. A multi-head shower, including a rainfall option, connects to a private outdoor shower. Additional features include a built-in speaker system and a sliding glass door opening to a deck and backyard. Upstairs, the guest suite offers wood floors, a gas fireplace, and French doors opening to a private ocean-view deck. The en-suite bath features wood floors, a vanity, and a shower stall. Nest system ensures climate control and security. The backyard is a private oasis with a patio offering spectacular ocean, coastline, and city views. A sleek linear fireplace framed by rich wood accents sets a warm and inviting atmosphere, while the outdoor kitchen features a Viking oven, mini wine fridge, and counter space. A deck with lounge seating and a chair swing provides a tranquil escape, leading to a lawn and a pool area with wooden decking. The pool boasts an automatic cover and a built-in Jacuzzi. Mature trees provide shade, while a fire pit and outdoor TV near the primary suite's deck enhance the experience. A landscaped water feature adds to the serene atmosphere. Beyond, a private putting and chipping green with a bunker offers a golfer's paradise. Lime trees and lush landscaping provide privacy and a connection to nature. The guest house is a secluded retreat with wood floors and sliding glass doors flooding the space with natural light. Recessed lighting and ocean views enhance the ambiance, making it an ideal getaway. A converted garage now serves as a professional gym with mat flooring, mirrors, and French doors opening to a turf area. A cold plunge and sauna offer the ultimate wellness experience,

while an attached bath with wood floors, a vanity, and an outdoor seating area complete the space. With modern conveniences like a tankless water heater, security cameras, and parking for five vehicles, this estate offers refined luxury with every detail thoughtfully designed. Whether lounging by the pool or watching the sunset, this home is a sanctuary of sophistication and comfort.

Built in 1979

Essential Information

MLS® #	25504817
Price	\$8,850,000
Bedrooms	4
Bathrooms	6.00
Full Baths	4
Half Baths	2
Square Footage	4,000
Acres	0.75
Year Built	1979
Type	Residential
Sub-Type	Single Family Residence
Style	Contemporary
Status	Closed
Listing Agent	Christopher Cortazzo
Listing Office	Compass

Community Information

Address	7111 Grasswood Avenue
Area	C33 - Malibu
Subdivision	N/A
City	Malibu
County	Los Angeles
Zip Code	90265

Amenities

Parking Spaces	5
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Parking	Driveway, Guest, Gated, Community Structure, Uncovered, Private, Unassigned
Garages	Driveway, Guest, Gated, Community Structure, Uncovered, Private, Unassigned
View	Coastline, Mountain(s), Ocean, Panoramic, Pool
Has Pool	Yes
Pool	Heated, In Ground, Pool Cover, Private
Security	Security Gate

Exterior

Exterior Features	Fire Pit
Lot Description	Back Yard, Front Yard, Lawn, Landscaped
Windows	Skylight(s)

Interior

Interior	Tile, Wood
Interior Features	Beamed Ceilings, Breakfast Bar, Separate/Formal Dining Room, Eat-in Kitchen, High Ceilings, Recessed Lighting, Walk-In Closet(s), Bar, Wet Bar
Appliances	Built-In, Dishwasher, Disposal, Microwave, Refrigerator, Double Oven, Range
Heating	Central
Fireplace	Yes
Fireplaces	Gas, Living Room, Outside
# of Stories	2
Stories	Two

School Information

District	Santa Monica-Malibu Unified
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Additional Information

Date Listed	March 3rd, 2025
Days on Market	232
Zoning	LCRA1*
Short Sale	N
RE / Bank Owned	N

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