

# **\$1,695,000 - 3900 Latigo Canyon Road, Malibu**

MLS® #25508735

**\$1,695,000**

0 Bedroom, 0.00 Bathroom,

Land on 36 Acres

N/A, Malibu,

A rare and extraordinary offering in the heart of Malibu 74 acres of pristine coastal land with breathtaking ocean views, spanning two contiguous legal parcels (APNs 4461-007-012 at 38.93 acres and 4461-007-013 at 35.70 acres). Perched just 3 miles up scenic Latigo Canyon, this private and secluded property is accessed via a gated private road, offering both convenience and tranquility.

Unconditional Certificates of Compliance are in place, paving the way for development with confidence. Enjoy sweeping views of the Pacific Ocean and iconic Channel Islands, including Catalina, San Clemente, San Nicolas, and Santa Barbara Island all visible from various vantage points throughout the property. On a clear day, the panorama stretches for miles, with whitewater views of the Point Dume Headlands adding to the drama and beauty. Nature lovers will be captivated by the seasonal waterfall, network of private hiking trails, and the expansive natural landscape. Included are architectural plans for a 5,000 sq ft luxury residence designed by a renowned Malibu architect, blending seamlessly into the hillside terrain. Geology, soils, and perc tests are completed and available for review during escrow. Whether you're an end-user looking to build a coastal retreat or a developer seeking a one-of-a-kind opportunity, this property offers immense potential. Seller financing is available.



## Essential Information

MLS® #	25508735
Price	\$1,695,000
Bathrooms	0.00
Acres	35.71
Type	Land
Status	Closed
Listing Agent	Chris Frost
Listing Office	Sotheby's International Realty

## Community Information

Address	3900 Latigo Canyon Road
Area	C33 - Malibu
Subdivision	N/A
City	Malibu
County	Los Angeles
Zip Code	90265

## Amenities

View	Coastline, Mountain(s), Ocean, Park/Greenbelt
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## Exterior

Lot Description	Horse Property
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## Additional Information

Date Listed	March 8th, 2025
Days on Market	255
Zoning	LCA11*
Short Sale	N
RE / Bank Owned	N

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