

# \$719,000 - 13200 Pacific # 318, Playa Vista

MLS® #25508875

**\$719,000**

1 Bedroom, 1.00 Bathroom, 642 sqft

Residential on 2 Acres

N/A, Playa Vista,

Fantastically renovated by and for the Owner, this 3rd floor South Facing condo with Park and Treetop views has everything for your modern convenience and comfort. You can literally move right in and enjoy. There is an upgraded kitchen from the flooring to the custom cabinets & the quartz countertops to the stainless steel appliances, a designer bathroom that has been completely upgraded with built-in cabinets, new flooring & modern shower enclosure, and a wonderfully light and bright living room & bedroom with custom closets and a private balcony between them, and a new A/C unit. Completing the interiors, there are thoughtful touches maximizing storage in every room including the washer/dryer closet. The wall mounted living room cabinet, both TV's, and custom window treatments are all included in the sale.

Lifestyle bonus factors are (1) the Living Room, Bedroom & Balcony are all South facing with windows bringing sunlight inside during Fall and Winter months (2) the unit faces a quiet park with trees outside the windows so the privacy factor is amazing (3) there is Handicap "no steps" access between the tandem Parking spaces in the gated garage and the front door via the elevator (4) the lobbies & gym are nicely appointed (5) the building is well maintained The Community itself offers even more. You can cross the street for the Public library to feed your interests, to the clubhouse for the Olympic size pool, tanning, or the gym, to the South park for



some quiet time, or the West Park to walk your pet or hit the putting green. HOA fees include EQ insurance and other community and utility benefits. If you're looking for a low maintenance, easy Lifestyle spot to land in LA, it doesn't get better than this. Txt for quick response.

Built in 2003

## Essential Information

MLS® # 25508875

Price \$719,000

Bedrooms 1

Bathrooms 1.00

Full Baths 1

Square Footage 642

Acres 1.57

Year Built 2003

Type Residential

Sub-Type Condominium

Status Closed

Listing Agent Eric Matthew Yetter

Listing Office PLG Estates

## Community Information

Address 13200 Pacific # 318

Area C39 - Playa Vista

Subdivision N/A

City Playa Vista

County Los Angeles

Zip Code 90094

## Amenities

Amenities Clubhouse, Pool, Spa/Hot Tub, Cable TV, Gas, Maintenance Grounds, Meeting Room, Paddle Tennis, Picnic Area, Security, Tennis Court(s), Trash

Parking Spaces 2

Parking Assigned, Controlled Entrance, Garage, Guest, One Space, Shared Driveway, Tandem

Garages	Assigned, Controlled Entrance, Garage, Guest, One Space, Shared Driveway, Tandem
Has Pool	Yes
Pool	Community, Association
Security	Key Card Entry, Carbon Monoxide Detector(s), Fire Detection System, Smoke Detector(s), 24 Hour Security

## Exterior

Exterior	Stucco
Windows	Double Pane Windows, Drapes
Construction	Stucco

## Interior

Appliances	Dishwasher, Disposal, Refrigerator, Dryer, Gas Range, Vented Exhaust Fan, Washer
Heating	Central
Cooling	Central Air
Fireplaces	None
# of Stories	4
Stories	One

## School Information

District	Los Angeles Unified
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## Additional Information

Date Listed	March 9th, 2025
Days on Market	55
Zoning	LAC2(PV)
Short Sale	N
RE / Bank Owned	N

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