

\$1,585,000 - 16615 Merrivale Lane, Pacific Palisades

MLS® #25512937

\$1,585,000

0 Bedroom, 0.00 Bathroom,
Land on 0 Acres

N/A, Pacific Palisades,

Beloved cul de sac in Marquez Knolls- Possible ocean views from this property in one of Pacific Palisades' most desirable neighborhoods. Tucked in on a quiet cul-de-sac, this 8,395 square foot lot may offer an ocean view from a second story. The previous home was a single story 2300 sq ft home which was perched on a knoll looking towards the ocean. An allowance for an additional 10% square footage with an expedited permit process is available. Homes on the front side of the cul de sac have sweeping ocean views. This tract is subject to neighborhood CC&Rs. This property is ideal for buyers with the vision to invest in and contribute to the revitalization of Pacific Palisades. Phase 2 debris removal has been completed.



Essential Information

MLS® #	25512937
Price	\$1,585,000
Bathrooms	0.00
Acres	0.19
Type	Land
Status	Closed
Listing Agent	Tracey Hennessey
Listing Office	Compass

Community Information

Address	16615 Merrivale Lane
Area	C15 - Pacific Palisades
Subdivision	N/A
City	Pacific Palisades
County	Los Angeles
Zip Code	90272

Amenities

View	City Lights, Coastline
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Exterior

Lot Description	Sloped Up
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Additional Information

Date Listed	March 17th, 2025
Days on Market	87
Zoning	LAR1
Short Sale	N
RE / Bank Owned	N

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