

# **\$849,000 - 8687 Falmouth Avenue # 111, Playa Del Rey**

MLS® #25516583

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## **\$849,000**

2 Bedroom, 3.00 Bathroom, 1,093 sqft  
Residential on 4 Acres

N/A, Playa Del Rey,

Welcome to 8687 Falmouth Ave. #111, a beautifully remodeled 2-bedroom, 2.5-bathroom townhome in the sought-after Seagate Village community of Playa del Rey. Thoughtfully upgraded with modern elegance and functionality, this home offers a seamless blend of comfort and style. Step inside to discover a freshly repainted interior complemented by newly installed farmhouse shutters in the living room and bedrooms, enhancing both charm and privacy. The updated fireplace adds warmth to the inviting living space, while dual-paned noise-canceling windows provide a peaceful retreat. A major renovation has transformed the kitchen into a chef's dream, featuring all-new appliances, quartz and natural stone slab countertops, custom cabinetry, new flooring, and a ducted ventilation system. The bathrooms have been fully reimagined with sleek engineered stone vanities, stylish fixtures, and contemporary finishes, including a smart mirror and spa-like shower in the guest bath and a luxurious shower/tub combination in the primary suite. Custom organizers in the closets and additional storage in the upstairs hallway maximize space and convenience. Throughout the home, new vinyl wood flooring in the living areas and bedrooms is complemented by elegant tile in the bathrooms, creating a cohesive and modern aesthetic. A newly installed AC and heating system, complete with a Nest thermostat, ensures year-round comfort. Located in a lush, gated community



with pools, spas, and tennis courts, this exceptional townhome offers the perfect balance of coastal serenity and modern sophistication - just minutes from the beach, dining, and entertainment. Don't miss the opportunity to call this stunning residence your own!

Built in 1983

### Essential Information

MLS® #	25516583
Price	\$849,000
Bedrooms	2
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,093
Acres	3.73
Year Built	1983
Type	Residential
Sub-Type	Condominium
Style	Traditional
Status	Closed
Listing Agent	Stephanie Younger
Listing Office	Compass

### Community Information

Address	8687 Falmouth Avenue # 111
Area	C31 - Playa Del Rey
Subdivision	N/A
City	Playa Del Rey
County	Los Angeles
Zip Code	90293

### Amenities

Amenities	Controlled Access, Pool, Spa/Hot Tub, Tennis Court(s), Trash, Water, Maintenance Grounds
Parking Spaces	2

Parking	Community Structure
Garages	Community Structure
Has Pool	Yes
Pool	Community, Association
Security	Security Gate, Gated Community, Key Card Entry

## **Exterior**

Lot Description	Landscaped
Windows	Custom Covering(s), Double Pane Windows, Shutters

## **Interior**

Interior	Tile
Interior Features	Balcony, Separate/Formal Dining Room, Utility Room
Appliances	Dishwasher, Disposal, Refrigerator, Range Hood, Dryer, Washer, Range
Heating	Central
Cooling	Central Air
Fireplace	Yes
Fireplaces	Decorative
# of Stories	2
Stories	Two

## **Additional Information**

Date Listed	March 27th, 2025
Days on Market	13
Zoning	LAR3
Short Sale	N
RE / Bank Owned	N

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