

# **\$1,099,000 - 1100 Hope Street # 801, Los Angeles**

MLS® #25519183

**\$1,099,000**

2 Bedroom, 3.00 Bathroom, 1,628 sqft

Residential on 1 Acres

N/A, Los Angeles,

HUGE PRICE REDUCTION!! Get into an EXQUISITE LUXURY property at a price point you won't see again! This is home! Amazing, REMODELED & UPGRADED, South Park, DTLA modern loft. Two large-sized bedrooms on opposite sides, a sweeping balcony flanked by massive windows, and tons of natural light from the east and southern exposures.

Remodeled & move-in ready with upgrades that incl. all new kitchen with custom cabinets and countertops, custom cabinets and countertops in 3 bathrooms, new shower doors in 2 bathrooms, custom walk-in closets & laundry cabinets, built-in custom office in the 2nd bedroom, designer lighting, motorized shades with wall switches and remote-control, brand-new HVAC in 2024, individual electric vehicle charger at the parking spaces. The condo is located in South Park's Luma building. Luma is a LEED-certified GOLD bldg. (benefits incl. low electricity charges) and features an attached garage, 24-hour security & professional concierge, a lap pool & spa, a lounge terrace, a gym, and more. FHA/VA approved building, as well as for conventional financing. South Park is the quiet and highly manicured part of Downtown LA.

Neighborhood amenities incl. popular Prank Bar on the ground floor of the building and mere steps to The Moxy, Level 8, Javier's, Mastro's, Starbucks, Orange Theory, South Park Pharmacy & Grocery, Crypto.com Arena, LA Live, Regal Cinemas, Whole Foods, Bottega Louie, and an abundant restaurant



and mixology bar scene. GREAT time to invest & live in DTLA: BILLIONS of \$ going into DTLA development in prep for the 2026 World Cup & 2028 Olympics, incl. newly paved streets everywhere, plus exciting new construction in the neighborhood.

Built in 2007

## Essential Information

MLS® #	25519183
Price	\$1,099,000
Bedrooms	2
Bathrooms	3.00
Full Baths	3
Square Footage	1,628
Acres	0.95
Year Built	2007
Type	Residential
Sub-Type	Condominium
Style	Modern
Status	Closed
Listing Agent	Rasmus Ray Lee
Listing Office	Premier Real Estate Broker, Inc.

## Community Information

Address	1100 Hope Street # 801
Area	C42 - Downtown L.A.
Subdivision	N/A
City	Los Angeles
County	Los Angeles
Zip Code	90015

## Amenities

Amenities	Controlled Access, Gas, Hot Water, Insurance, Maintenance Grounds, Outdoor Cooking Area, Picnic Area, Pool, Security, Spa/Hot Tub, Trash
Parking Spaces	2
Parking	Garage, Assigned, Community Structure, Controlled Entrance, Covered, Garage Door Opener, Gated, One Space, Tandem, Underground

# of Garages	2
Garages	Garage, Assigned, Community Structure, Controlled Entrance, Covered, Garage Door Opener, Gated, One Space, Tandem, Underground
View	City Lights, Pool
Has Pool	Yes
Pool	Community, Heated, Association, Fenced, Filtered, Lap
Security	Carbon Monoxide Detector(s), Security Gate, Gated with Guard, Gated Community, 24 Hour Security, Smoke Detector(s), Security Guard, Fire Detection System, Fire Sprinkler System, Key Card Entry

## Exterior

Exterior	Concrete, Glass, Metal Siding
Lot Description	Corners Marked, Landscaped
Windows	Double Pane Windows, Blinds, Custom Covering(s)
Construction	Concrete, Glass, Metal Siding
Foundation	Concrete Perimeter, Quake Bracing, Slab

## Interior

Interior	Tile, Wood
Interior Features	Breakfast Bar, Separate/Formal Dining Room, Eat-in Kitchen, High Ceilings, Utility Room, Walk-In Closet(s), Balcony, Loft, Open Floorplan, Recessed Lighting, Track Lighting, Unfinished Walls
Appliances	Built-In, Dishwasher, Gas Cooktop, Disposal, Microwave, Oven, Range, Vented Exhaust Fan, Electric Oven, Range Hood
Heating	Central
Cooling	Central Air
Fireplaces	None
# of Stories	19
Stories	One

## School Information

District	Los Angeles Unified
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## Additional Information

Date Listed	April 1st, 2025
Days on Market	57
Zoning	LAR5
Short Sale	N
RE / Bank Owned	N

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