

# \$1,495,000 - 645 Palmera Avenue, Pacific Palisades

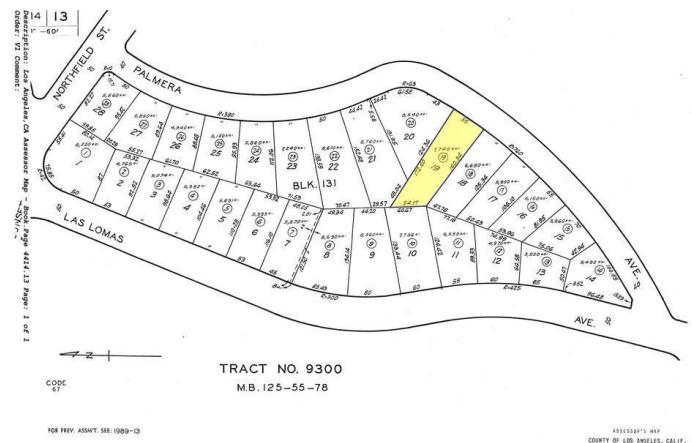
MLS® #25519801

**\$1,495,000**

0 Bedroom, 0.00 Bathroom,  
Land on 0 Acres

N/A, Pacific Palisades,

645 Palmera Ave is a 7,738 square foot lot nestled between the highly sought after El Medio Bluffs and Marquez Knolls neighborhoods of Pacific Palisades. The original structure measured 3,400 square feet giving you the opportunity to rebuild a sizable home with an ADU, a yard, and both ocean and mountain views. Per the Seller, there is an opportunity for a 3700+ sqft structure and 500+ sqft ADU with the 10% allowance and expedited permitting. Phase 2 clearance will begin on April 14th and be completed shortly thereafter. The current owners can provide the new (post burn) rough architectural plans with due diligence on the max build size using expedited permitting with all hillside ordinance, setbacks, and roof limits taken into account. This is an opportunity to build your dream home in close proximity to the Palisades Village, Pali High, Temescal Canyon, local beaches and more. Please contact LA1 for more details on the development potential as well as photos of the beautifully remodeled home prior to the Palisades Fire.



## Essential Information

MLS® #	25519801
Price	\$1,495,000
Bathrooms	0.00
Acres	0.18
Type	Land

Status	Closed
Listing Agent	Courtney Kohl Paulson
Listing Office	Berkshire Hathaway HomeServices California Properties

## Community Information

Address	645 Palmera Avenue
Area	C15 - Pacific Palisades
Subdivision	N/A
City	Pacific Palisades
County	Los Angeles
Zip Code	90272

## Amenities

View	Mountain(s), Ocean, Canyon
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## School Information

District	Los Angeles Unified
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## Additional Information

Date Listed	April 4th, 2025
Days on Market	55
Zoning	LAR1
Short Sale	N
RE / Bank Owned	N

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