

\$1,295,000 - 478 Dustin Drive, Los Angeles

MLS® #25521695

\$1,295,000

3 Bedroom, 2.00 Bathroom, 1,248 sqft

Residential on 0 Acres

N/A, Los Angeles,

Tucked into the serene hills of Mt. Washington, where the air feels a little lighter and the views stretch a little farther, you'll find 478 Dustin Drive a midcentury hideaway that feels more like a retreat than a residence. This isn't just a house; it's a story waiting to be lived. Currently configured as an expansive primary suite and a generous second bedroom, the home was originally a 3-bedroom, 2-bath layout easily reimagined to fit your vision. Step inside and you're immediately embraced by the open flow of the space, where natural light pours in and French doors invite you outside. The living and dining areas spill effortlessly onto two beautiful Pau Lope hardwood decks, where canyon and mountain views provide a stunning backdrop for sunset dinners, morning coffee, or quiet moments of reflection. Wander into the backyard and you're in another world a lush, private sanctuary complete with the gentle sounds of a water fountain and the sway of palm trees overhead. An outdoor shower adds a touch of resort-like indulgence, perfect after a hike or a long day. Multiple seating areas surround the homefront, side, and rear offering seamless access to the outdoors from every room. The kitchen is a dream for anyone who loves to cook or entertain, thoughtfully designed with high-end appliances from Miele, Thermador, Dacor, and Asko. Rich cherry wood cabinets and doors throughout the home provide not only ample storage but a warm, timeless aesthetic that elevates every corner. For convenience, a dedicated garage spot



ensures easy parking a rare perk in the hills. And while you'll feel worlds away, you're just a short drive from the vibrant heart of Northeast LA. Enjoy easy access to all the hotspots, shops, and restaurants that make Highland Park and Mt. Washington such coveted destinations for foodies, creatives, and culture lovers alike. Here, in this peaceful pocket of Mt. Washington, neighbors know each other by name and Moon Canyon's scenic trails are just around the bend perfect for sunrise strolls with your four-legged companion. And for those with little ones, the coveted Mt.

Washington Elementary School is right within reach. 478 Dustin Drive isn't just a place to live it's a place to settle in, breathe deeply, and experience the best of California living. Come see for yourself why life up here feels like a permanent vacation.

Built in 1964

Essential Information

MLS® #	25521695
Price	\$1,295,000
Bedrooms	3
Bathrooms	2.00
Full Baths	2
Square Footage	1,248
Acres	0.09
Year Built	1964
Type	Residential
Sub-Type	Single Family Residence
Style	Mid-Century Modern
Status	Closed
Listing Agent	Ingeborg Nanni Jacobson
Listing Office	Keller Williams Realty Los Feliz

Community Information

Address 478 Dustin Drive

Area	680 - Mount Washington
Subdivision	N/A
City	Los Angeles
County	Los Angeles
Zip Code	90065

Amenities

Parking Spaces	1
Parking	Garage, Door-Single
Garages	Garage, Door-Single
View	Hills, Canyon
Pool	None

Exterior

Exterior Features	Rain Gutters
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Interior

Interior Features	Separate/Formal Dining Room
Appliances	Dishwasher, Gas Oven, Dryer, Washer, Refrigerator
Heating	Central
Cooling	Central Air
Fireplace	Yes
Fireplaces	Gas Starter, Living Room
# of Stories	1
Stories	One

School Information

District	Los Angeles Unified
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Additional Information

Date Listed	May 2nd, 2025
Days on Market	17
Zoning	LAR1
Short Sale	N
RE / Bank Owned	N

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