

# **\$1,399,880 - 1514 Spaulding Avenue, Los Angeles**

MLS® #25522227

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**\$1,399,880**

2 Bedroom, 2.00 Bathroom, 1,357 sqft

Residential on 0 Acres

N/A, Los Angeles,

Extremely RARE opportunity to own one of the "Long Lots" in the heart of L.A.'s historic Picfair Village: Mins to The Grove, WeHo, Beverly Hills, K-town and easily pop onto 10 to DTLA or to the Beach. Romantic 1926 bungalow, hedged and gated for privacy, remodeled oasis on a large lot spanning almost 10,000 sqft. This charming home features 2 bedrooms, 2 full bathrooms with an additional structure. The thoughtful floor plan invites you to move through the living room with a vaulted ceiling, fireplace and large windows opening to the enclosed and private front yard. The open floor plan and dining room is complete with a custom sliding glass door that leads to the side deck. Arched entryways lead to the breakfast room with wrap around windows and built in cabinets, and the sun-lit kitchen with windows overlooking the expansive back deck and lush big back yard. The primary bedroom offers sunrise views and an ensuite bathroom. Spacious front bedroom with a walk-in closet, & picture windows open to the enclosed and landscaped front garden, and a full 2nd bathroom. Large lush yard boasting fruit trees including orange, lemon, banana and guava. In the back yard: a separate bonus space with it's own entrance provides flexibility for guests or an office. Laundry in the finished 2 car garage, plus the long drive way can easily park 2-3 cars. Hedges and mature trees along the property line enhance the feeling of seclusion. With the option to build on the original home and add an ADU in the large lot, the property



holds incredible potential in a Prime Central  
LOCATION

Built in 1926

**Essential Information**

MLS® #	25522227
Price	\$1,399,880
Bedrooms	2
Bathrooms	2.00
Full Baths	2
Square Footage	1,357
Acres	0.23
Year Built	1926
Type	Residential
Sub-Type	Single Family Residence
Style	Spanish
Status	Closed
Listing Agent	Timothy Xu
Listing Office	Compass

**Community Information**

Address	1514 Spaulding Avenue
Area	C16 - Mid Los Angeles
Subdivision	N/A
City	Los Angeles
County	Los Angeles
Zip Code	90019

**Amenities**

Parking Spaces	2
Parking	Concrete, Garage, Gated, Door-Multi
Garages	Concrete, Garage, Gated, Door-Multi
View	Trees/Woods
Pool	None

**Interior**

Interior	Tile, Wood
Appliances	Refrigerator

Heating	Central
Cooling	Central Air
Fireplace	Yes
Fireplaces	Living Room
# of Stories	1
Stories	One

### **Additional Information**

Date Listed	April 9th, 2025
Days on Market	11
Zoning	LAR1
Short Sale	N
RE / Bank Owned	N

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