

# \$1,020,000 - 5206 St Andrews Place, Los Angeles

MLS® #25529071

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**\$1,020,000**

6 Bedroom, 5.00 Bathroom, 2,900 sqft  
Residential on 0 Acres

N/A, Los Angeles,

Seller willing to give concession and willing to help with buyers closing costs. Sophisticated, One-of-a-Kind Home Minutes from USC Fully Remodeled with ADU Permits Included!

Discover a rare opportunity just minutes from USCa fully remodeled 6-bedroom, 5-bathroom residence offering 2,900 sq ft of elegant living space and unmatched flexibility for modern living. Situated on a fully fenced lot, the property includes a detached 2-car garage with alley access, custom shelving, and potential for use as a gym, office, or studio. A custom-built covered storage unit provides additional space and is accessible from both the alley and interior yard. Renovated with permits in 2019, upgrades include all-new electrical and plumbing, central A/C and heating, dual-pane low-E windows, recessed lighting, modern cabinetry, quartz countertops, high-grade vinyl plank flooring, and attic fans x2 in the house attic and garage x2. The open-concept layout offers seamless flow, and the home is equipped with in-unit laundry hookups, Ring indoor & outdoor cameras, and an outdoor IP surveillance system for added peace of mind. Extensive concrete work and outdoor drainage systems were also completed in 2019, ensuring long-term functionality and durability. The backyard and lush front lawn offer ample space for relaxation, entertaining, or family play.

Whether you're seeking multi-generational living, an investment opportunity, or a unique home near USC, this property stands apart as



truly one-of-a-kind. You will not find any other ground as this. Bonus: Fully approved ADU plans and permits are included in the saleallowing for conversion of an oversized room into a 2-bedroom, 2-bath income-producing unit or guest quarters.

Built in 1922

**Essential Information**

MLS® #	25529071
Price	\$1,020,000
Bedrooms	6
Bathrooms	5.00
Full Baths	4
Half Baths	1
Square Footage	2,900
Acres	0.14
Year Built	1922
Type	Residential
Sub-Type	Single Family Residence
Style	Craftsman
Status	Closed
Listing Agent	Alex Soofer
Listing Office	Real Estate eBroker Inc.

**Community Information**

Address	5206 St Andrews Place
Area	PHHT - Park Hills Heights
Subdivision	N/A
City	Los Angeles
County	Los Angeles
Zip Code	90062

**Amenities**

Parking Spaces	2
Parking	Garage, Garage Door Opener, Guest
# of Garages	2
Garages	Garage, Garage Door Opener, Guest

View	City Lights
Pool	None
Security	Carbon Monoxide Detector(s), Gated Community

## Exterior

Windows	Double Pane Windows, Screens
Foundation	Combination, Raised, Slab

## Interior

Interior	Laminate, Tile
Interior Features	Attic, Bar, Dressing Area, Open Floorplan, Recessed Lighting, Storage, Utility Room, Walk-In Closet(s), Walk-In Pantry, Wine Cellar
Appliances	Dishwasher, Disposal, Refrigerator, Vented Exhaust Fan
Heating	Central
Cooling	Central Air, Dual
Fireplaces	None
# of Stories	2
Stories	Multi/Split

## Additional Information

Date Listed	April 21st, 2025
Days on Market	122
Zoning	LAR1
Short Sale	N
RE / Bank Owned	N

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