

\$1,850,000 - 3485 Rosewood Avenue, Los Angeles

MLS® #25529789

\$1,850,000

5 Bedroom, 4.00 Bathroom, 2,356 sqft
Residential on 0 Acres

N/A, Los Angeles,

Spacious 5-bedroom, 4-bath, 2-story home with a large family room, located in the highly desirable "Woods" area of Mar Vista. Conveniently situated near schools, parks, transportation, and bike path, this single-family home is currently configured as a duplex. Both units are owner-occupied and will be delivered vacant at the close of escrow. The front house features 3 bedrooms, 2 baths, and a generous family room. The remodeled kitchen boasts quartz countertops and ample lighting, while the primary bedroom includes an en-suite bath and plenty of closet space. Hardwood floors, recessed lighting, and an open floor plan enhance the home's comfort and natural brightness. Central A/C and ceiling fans provide added comfort, while copper plumbing and a tankless water heater ensure modern efficiency. The rear unit is designed in a townhouse style with 2 bedrooms and 1.75 baths. Upstairs, hardwood floors and vaulted ceilings create an airy feel, with French doors leading to a balcony offering tree-top views. The kitchen includes quartz countertops, built-in appliances, a breakfast bar, and large windows for abundant natural light. One bedroom is located downstairs, while the primary bedroom is upstairs. There is a door that attaches both units so can easily be used as a 5 Bedroom, 4 Bath single family house or keep as a duplex and owner occupy with additional rental income or Airbnb. Each unit has its own private patio and dedicated parking. Additional features include a



detached storage shed, an electric gate, solar panels, and updates from a 2008 remodel and addition. This trust sale property is sold "as is" but has been well-maintained. A fantastic opportunity to own a versatile property blending style, functionality, and a prime location.

Built in 1949

Essential Information

MLS® #	25529789
Price	\$1,850,000
Bedrooms	5
Bathrooms	4.00
Full Baths	3
Square Footage	2,356
Acres	0.11
Year Built	1949
Type	Residential
Sub-Type	Single Family Residence
Style	Traditional
Status	Closed
Listing Agent	Terry Ballentine
Listing Office	Estate Properties

Community Information

Address	3485 Rosewood Avenue
Area	C13 - Palms - Mar Vista
Subdivision	N/A
City	Los Angeles
County	Los Angeles
Zip Code	90066

Amenities

Parking Spaces	4
Parking	Gated, Attached Carport
Garages	Gated, Attached Carport
Pool	None

Security Carbon Monoxide Detector(s), Gated Community, Smoke Detector(s)

Exterior

Exterior Stucco
Lot Description Yard, Rectangular Lot
Windows Double Pane Windows
Roof Composition, Shingle
Construction Stucco

Interior

Interior Tile, Wood
Interior Features Recessed Lighting, Separate/Formal Dining Room
Appliances Dishwasher, Disposal, Microwave, Refrigerator, Dryer, Washer, Range
Heating Central, Wall Furnace
Cooling Central Air
Fireplaces None
of Stories 2
Stories Two

School Information

District Los Angeles Unified

Additional Information

Date Listed April 24th, 2025
Days on Market 39
Zoning LAR1
Short Sale N
RE / Bank Owned N

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