

\$2,550,000 - 3122 Arrowhead Drive, Los Angeles

MLS® #25532025

\$2,550,000

4 Bedroom, 3.00 Bathroom, 2,780 sqft

Residential on 0 Acres

N/A, Los Angeles,

Nestled on a peaceful cul-de-sac street within the illustrious Lake Hollywood Estates, this enchanting two story residence doubles as the perfect family home and an ideal hub for entertaining. Pass through the entry foyer into the light-filled front living room with large picture window overlooking the newly landscaped front garden. Rounding out the first floor are the dining room, kitchen, guest bathroom and den, all of which open onto the spectacular flat backyard. The den is the perfect hangout room with cozy fireplace, built in bookshelves and wet bar, and can double as a downstairs guest bedroom. Step upstairs to discover the spacious primary bedroom suite complete with multiple closets, large ensuite bath with vintage Hollywood vibes, and verdant hillside views. Down the hall, three additional bedrooms share a large hall bathroom. The oversized garage offers plenty of room for parking and storage, with potential to become a future attached ADU. Tucked above the garage is a generously sized, light-filled bonus room, perfect for a home office. The backyard boasts an impressive 5200+ sq. ft. private oasis surrounded by golden-tinged hills and a view of the Hollywood sign. Dine al fresco under the covered patio spanning the entire width of the house, lounge on the lawn, play basketball or badminton on your private concrete "court," or take a dip in your sparkling pool. Many thoughtful upgrades include stunning plain sawn white oak floors; newly renovated downstairs bath with



spacious steam shower, handmade tile, and direct access from the pool; interior and exterior paint; all new landscaping in the front and rear yards; redone driveways and gates; updated HVAC system; new 200 amp panel, and much more. With so much quiet and beauty you'll feel far from the city, but you're just a walk or bike ride to Lake Hollywood and numerous hiking trails and a short drive to the studios and streamers, Hollywood and the valley.

Built in 1974

Essential Information

MLS® #	25532025
Price	\$2,550,000
Bedrooms	4
Bathrooms	3.00
Full Baths	3
Square Footage	2,780
Acres	0.34
Year Built	1974
Type	Residential
Sub-Type	Single Family Residence
Style	Traditional
Status	Closed
Listing Agent	Valerie Halsey
Listing Office	Compass

Community Information

Address	3122 Arrowhead Drive
Area	C30 - Hollywood Hills East
Subdivision	N/A
City	Los Angeles
County	Los Angeles
Zip Code	90068

Amenities

Parking Spaces	6
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Parking	Door-Multi, Driveway, Electric Gate, Garage
Garages	Door-Multi, Driveway, Electric Gate, Garage
View	Mountain(s), Landmark
Has Pool	Yes
Pool	Heated, In Ground

Interior

Interior	Carpet, Tile, Wood
Interior Features	Ceiling Fan(s)
Appliances	Dryer, Washer, Dishwasher, Refrigerator
Heating	Central
Cooling	Central Air
Fireplace	Yes
Fireplaces	Den
# of Stories	2
Stories	Two

Additional Information

Date Listed	May 1st, 2025
Days on Market	13
Zoning	LARE15
Short Sale	N
RE / Bank Owned	N

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