

# **\$7,895,000 - 301 Marguerita Avenue, Santa Monica**

MLS® #25534939

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## **\$7,895,000**

3 Bedroom, 3.00 Bathroom, 3,279 sqft  
Residential on 0 Acres

N/A, Santa Monica,

A Modern Masterpiece in the Heart of Santa Monica's Most Coveted Enclave. Nestled on one of Santa Monica's most prestigious and sought-after streets, just a half block from the iconic Palisades Bluffs, this architectural gem presents a rare opportunity to own a truly exceptional residence. Set on an expansive 11,259 sq ft lot, this striking home- expertly reimagined by acclaimed architect Barbara Bestor, F.A.I.A. -seamlessly blends bold, modern design with refined livability. A dramatic entry leads into a sun-drenched open-concept living space anchored by vaulted ceilings and a sculptural poured-concrete fireplace. Oversized windows flood the interiors with natural light, creating an atmosphere of openness and serenity. The chef's kitchen is a showpiece in both form and function, boasting a professional-grade Wolf range, top-of-the-line appliances, a spacious center island with bar seating, and a built-in workstation - equally suited for casual mornings or elevated entertaining. The formal dining room offers effortless flow for entertaining, while the adjacent media den - complete with a built-in projection system - opens to a private front courtyard. This outdoor haven, framed by a covered porch and lush landscaping, is perfect for both intimate evenings under the stars and vibrant social gatherings. Upstairs, the primary suite offers a tranquil retreat, featuring soaring ceilings, a spa-caliber bath, and an expansive walk-in closet. On the lower level, two stylish



bedrooms provide comfort and seclusion, while a dedicated office with its own ensuite bath offers flexibility as a fourth bedroom or creative studio. Design details such as polished concrete floors tell the story of the home's architectural evolution, adding texture and soul to the sophisticated aesthetic. Outdoors, the meticulously designed landscape - celebrated in the Los Angeles Times for its sustainability and use of native California plants - creates a serene and environmentally conscious sanctuary. The backyard features a built-in BBQ, in-ground fire pit, and hot tub, all surrounded by mature, drought-tolerant greenery that enhances both privacy and beauty. A solar system and a finished two-car garage with an electric charging station completes this rare offering, all just moments from the vibrant boutiques, restaurants, and cafes of Montana Avenue, and minutes from the beach. This is Santa Monica luxury living at its finest - where world-class design, sustainability, and California lifestyle converge.

Built in 1971

**Essential Information**

MLS® #	25534939
Price	\$7,895,000
Bedrooms	3
Bathrooms	3.00
Full Baths	3
Square Footage	3,279
Acres	0.26
Year Built	1971
Type	Residential
Sub-Type	Single Family Residence
Style	Contemporary
Status	Closed
Listing Agent	Emil Alexander Schneeman

Listing Office                Berkshire Hathaway HomeServices California Properties

## Community Information

Address                      301 Marguerita Avenue  
Area                         C14 - Santa Monica  
Subdivision                N/A  
City                         Santa Monica  
County                      Los Angeles  
Zip Code                    90402

## Amenities

Parking Spaces            2  
Parking                     Door-Multi, Garage  
Garages                    Door-Multi, Garage  
View                        None  
Pool                        None

## Interior

Interior                    Carpet, Stone  
Interior Features        Walk-In Closet(s)  
Appliances               Dishwasher, Disposal, Microwave, Refrigerator, Dryer, Washer, Barbecue,  
Water Purifier  
Heating                    Central  
Cooling                    Central Air  
Fireplace                  Yes  
Fireplaces                Family Room, Den  
# of Stories                2  
Stories                     Two

## Additional Information

Date Listed                May 9th, 2025  
Days on Market            18  
Zoning                     SMR1\*  
Short Sale                  N  
RE / Bank Owned        N

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