

# **\$3,000 - 5806 Waring Avenue # 13, Los Angeles**

MLS® #25544087

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**\$3,000**

1 Bedroom, 1.00 Bathroom, 810 sqft  
Residential Lease on 0 Acres

N/A, Los Angeles,

Nestled just around the corner from Paramount Studios and the vibrant charm of Larchmont Village, this top-floor unit is part of a boutique 15-residence architectural building crafted by renowned designer Jay Vanos. With lofty ceilings, maple hardwood flooring, and an open-concept layout anchored by a stylish fireplace, this home exudes modern sophistication. Oversized industrial-style windows and a large skylight flood the space with natural light throughout the day. Your private ~253 sq. ft. rooftop deck serves as a perfect backdrop for hosting or relaxing while enjoying sweeping views of the Hollywood Hills. The kitchen features sleek contemporary cabinetry, stainless steel appliances, and the convenience of an in-unit washer/dryer. A freestanding wardrobe in the bedroom offers extra storage and functionality. Additional amenities include 2 designated tandem spaces in the gated subterranean garage, intercom-secured building access, 5 guest parking spaces and 2 shared EV charging outlets. Just minutes from the shops and dining gems of Larchmont Blvd and Melrose, including Tonchin, Cafe Gratitude, Levain Bakery, Great White, Kali, Go Get Em Tiger, Larchmont Wine & Cheese, Clark Street Bakery, Salt & Straw, Jeni's Ice Cream, and more!

Built in 2007

## **Essential Information**



MLS® #	25544087
Price	\$3,000
Bedrooms	1
Bathrooms	1.00
Full Baths	1
Square Footage	810
Acres	0.29
Year Built	2007
Type	Residential Lease
Sub-Type	Condominium
Status	Closed
Listing Agent	Tiffany Chin
Listing Office	Keller Williams Larchmont

### Community Information

Address	5806 Waring Avenue # 13
Area	C20 - Hollywood
Subdivision	N/A
City	Los Angeles
County	Los Angeles
Zip Code	90038

### Amenities

Amenities	Controlled Access, Maintenance Grounds, Pet Restrictions, Trash, Water
Utilities	Association Dues, Trash Collection, Water
Parking Spaces	2
Parking	Assigned, Community Structure, Covered, Guest
# of Garages	2
Garages	Assigned, Community Structure, Covered, Guest
View	Courtyard
Pool	None
Security	Carbon Monoxide Detector(s), Smoke Detector(s), Fire Sprinkler System, Key Card Entry

### Exterior

Windows	Skylight(s)
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### Interior

Interior	Tile, Wood
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Interior Features	Separate/Formal Dining Room, Open Floorplan
Appliances	Dishwasher, Disposal, Microwave, Refrigerator, Dryer, Gas Range, Oven, Washer
Heating	Central
Cooling	Central Air
Fireplace	Yes
Fireplaces	Living Room
# of Stories	3
Stories	One

### **Additional Information**

Date Listed	May 29th, 2025
Days on Market	28
Zoning	LAR3
Short Sale	N
RE / Bank Owned	N

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