

# \$1,899,000 - 3760 Clayton Avenue, Los Angeles

MLS® #25551999

**\$1,899,000**

2 Bedroom, 2.00 Bathroom, 1,636 sqft

Residential on 0 Acres

N/A, Los Angeles,

Perched high above the city in the Franklin Hills neighborhood of Los Feliz, on a site originally surveyed by Richard Neutra, this stunning Mid-Century Modern home offers unparalleled 180 degree jetliner views, stretching from Downtown L.A. to the Pacific Ocean. This 2 bedroom, 2 bathroom home is sited on a generous 6,300 sq ft double lot, forming a street to street hillside oasis with 100% usable space. This allows for a beautifully landscaped expansive front yard, exploding with mature rose bushes, giving the home amazing curb appeal and a fenced in backyard, built for entertainment. This property blends historic architectural perfection with luxury modern living. Inside, clerestory windows, walls of glass and skylights flood the space with natural light. The sleek kitchen features a Heath Ceramics backsplash, Wolf and Bosch appliances. A whole-home water purification system and paid-off solar panels ensure efficiency and comfort. Step down to a cozy den, perfect for watching TV or reading a book. The built-out attached garage is currently being used as an office, but the flexible space with a dedicated mini-split HVAC system, could be a perfect art or recording studio. Both bedrooms open to an epic backyard designed for the highest level of al fresco entertaining in a spa-like setting, replete with a built-in hot tub, outdoor kitchen, fire pit, lounge areas and a bocce court. Throughout the backyard, those panoramic views can be enjoyed night and day. The lush



outdoor space, with hardscaping and landscaping by Wildflora, boasts mature fruit trees (fig, orange, apricot, avocado, lemon). The seamless indoor-outdoor flow provides quintessential Southern California living. Additional amenities include a carport wired for EV charging, alarm system with cameras, new hardwood floors, walk-in closet, new custom bedroom closet by California Closets, decorative fireplace and double layer, electric blackout shades in the bedrooms. This is a rare opportunity to own a view-filled, design-forward compound in one of L.A.'s most sought-after neighborhoods.

Built in 1953

## Essential Information

MLS® #	25551999
Price	\$1,899,000
Bedrooms	2
Bathrooms	2.00
Full Baths	2
Square Footage	1,636
Acres	0.14
Year Built	1953
Type	Residential
Sub-Type	Single Family Residence
Style	Mid-Century Modern
Status	Closed
Listing Agent	Mark Mintz
Listing Office	Compass

## Community Information

Address	3760 Clayton Avenue
Area	637 - Los Feliz
Subdivision	N/A
City	Los Angeles
County	Los Angeles
Zip Code	90027

## Amenities

Parking Spaces	2
Parking	Covered, Carport, On Street, Attached Carport, Concrete, Converted Garage
Garages	Covered, Carport, On Street, Attached Carport, Concrete, Converted Garage
View	City Lights, Mountain(s), Ocean, Canyon, Panoramic, Trees/Woods, Valley
Pool	None
Security	Smoke Detector(s)

## Exterior

Lot Description	Front Yard, Lawn, Landscaped, Yard, Irregular Lot
Windows	Skylight(s)

## Interior

Interior	Tile, Wood
Interior Features	Separate/Formal Dining Room, Recessed Lighting, Storage, Open Floorplan
Appliances	Dishwasher, Electric Oven, Gas Cooktop, Disposal, Microwave, Refrigerator, Range Hood, Dryer, Washer, Barbecue, Oven
Heating	Central
Cooling	Central Air
Fireplace	Yes
Fireplaces	Living Room
# of Stories	2
Stories	Multi/Split

## Additional Information

Date Listed	June 15th, 2025
Days on Market	17
Zoning	LAR1
Short Sale	N
RE / Bank Owned	N

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