

# \$1,195,000 - 353 Mavis Drive, Los Angeles

MLS® #25555469

**\$1,195,000**

3 Bedroom, 3.00 Bathroom, 1,500 sqft

Residential on 0 Acres

N/A, Los Angeles,

This wonderful house nestled in the hills of Mount Washington is bathed in natural light, has vast views of the San Gabriel Mountains from every room, and exudes a sense of comfort and ease. The public rooms are downstairs and the private spaces upstairs. Indoor-outdoor living is very natural at this home. Two bathrooms have recently been beautifully remodeled including skylights. The upgraded kitchen features new quartz countertops and a new farm house sink and faucet. Top of the line, hardy Trex board was used to build the outdoor decks, steps and railings. The windows and sliding glass doors have all been replaced with double pane glass. The California garden is lush and fragrant. The primary ensuite bedroom boasts a large walk-in closet and sliding glass doors to the deck. One can access the deck from the second bedroom too. The third bedroom has been outfitted as an office/music room. Engineered wood floors run throughout the house. There is an abundance of built-in storage space. Over the garage is a large deck from which to enjoy the views or dance under the stars. The backyard features a hot-tub and space for dining, lounging, gardening, or playing. Property is located within the highly esteemed Mount Washington Elementary attendance area. Additionally, the Carlin G Playground is around the block. Easy access to public transportation including the Gold Line. Life is private at 353 Mavis Dr. yet close to everything. There's a 3rd



parking space in front of the 2 car garage.

Built in 1979

## Essential Information

|                |                          |
|----------------|--------------------------|
| MLS® #         | 25555469                 |
| Price          | \$1,195,000              |
| Bedrooms       | 3                        |
| Bathrooms      | 3.00                     |
| Full Baths     | 3                        |
| Square Footage | 1,500                    |
| Acres          | 0.08                     |
| Year Built     | 1979                     |
| Type           | Residential              |
| Sub-Type       | Single Family Residence  |
| Status         | Closed                   |
| Listing Agent  | Elizabeth L. Le Glaire   |
| Listing Office | Moylan Realty Group, Inc |

## Community Information

|             |                        |
|-------------|------------------------|
| Address     | 353 Mavis Drive        |
| Area        | 680 - Mount Washington |
| Subdivision | N/A                    |
| City        | Los Angeles            |
| County      | Los Angeles            |
| Zip Code    | 90065                  |

## Amenities

|                |  |
|----------------|--|
| Parking Spaces | 2  |
| Parking        | Garage, Door-Multi                         |
| Garages        | Garage, Door-Multi                         |
| View           | City Lights, Mountain(s), Hills, Panoramic |
| Pool           | None                                       |
| Security       | Smoke Detector(s)                          |

## Exterior

|            |                              |
|------------|------------------------------|
| Windows    | Blinds, Screens, Skylight(s) |
| Foundation | Raised                       |

## Interior

|                   |  |
|-------------------|--|
| Interior          | Wood   |
| Interior Features | Separate/Formal Dining Room, Walk-In Closet(s), Ceiling Fan(s)         |
| Appliances        | Dishwasher, Disposal, Microwave, Refrigerator, Dryer, Washer, Gas Oven |
| Heating           | Central  |
| Cooling           | Central Air  |
| Fireplace         | Yes  |
| Fireplaces        | Dining Room  |
| # of Stories      | 2  |
| Stories           | Two  |

## Additional Information

|                 |                 |
|-----------------|-----------------|
| Date Listed     | June 20th, 2025 |
| Days on Market  | 44              |
| Zoning          | LAR1            |
| Short Sale      | N               |
| RE / Bank Owned | N               |

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