

\$765,000 - 4040 Grand View Boulevard # 7, Los Angeles

MLS® #25556043

\$765,000

2 Bedroom, 2.00 Bathroom, 841 sqft

Residential on 3 Acres

N/A, Los Angeles,

Discover this beautifully updated townhouse in a desirable complex, offering the perfect balance of comfort and contemporary style. This 2-bedroom, 2-bathroom home has been thoughtfully renovated with modern finishes and features. Upon entering, you're greeted by a spacious living room featuring new floors, freshly painted walls, and stylish wall sconces. The open-concept layout seamlessly flows into the newly renovated kitchen, complete with Calacatta quartz countertops, a new kitchen sink, blue-painted cabinets with gold hardware, and all-new appliances, including a stove, fridge, and microwave. The kitchen is ideal for cooking and casual entertaining, with bar stool seating for informal dining. A full bathroom with a stand-alone shower is located downstairs for added convenience. Step outside to your private sun-drenched patio creating the perfect atmosphere for hosting gatherings or enjoying quiet moments in the warm California sunshine. The washer/dryer area has been upgraded to accommodate a stackable washer/dryer with a newly installed gas line. Upstairs, the two bedrooms are bright and airy, with natural light streaming in from a large skylight on the stairwell landing. The primary bedroom includes blackout blinds and custom-built California closets for optimal storage. The second bedroom, with blackout blinds, is versatile, perfect for a guest room, nursery, or home office. The newly renovated upstairs bathroom has been extended and redesigned, featuring a new toilet, a drop-in



bathtub with custom shelving, Ferguson fixtures, glass doors, new tile flooring, a bathroom sink, mirror cabinet, vanity, lighting, and an exhaust fan. Other amenities include a gated, front courtyard with lush greenery and florals, a shared garage with storage, and on-site amenities like a large pool and spa, providing a relaxing space to unwind. Low HOA dues make this home even more appealing. Located just two blocks from the vibrant Mar Vista Farmers Market, this home places you steps away from an array of popular eateries, including the Michelin starred Hatchet Hall, Old Man Bar, Alibi, Corner Door, Menottis, and 301 Cafe. The iconic Venice sign is only a short 10 minute drive away, allowing easy access to the best of the Westside. Friendly neighbors and a tranquil atmosphere make this townhouse a true urban oasis and don't miss your chance to call it home.

Built in 1961

Essential Information

MLS® #	25556043
Price	\$765,000
Bedrooms	2
Bathrooms	2.00
Full Baths	2
Square Footage	841
Acres	2.86
Year Built	1961
Type	Residential
Sub-Type	Condominium
Style	Mid-Century Modern
Status	Closed
Listing Agent	Jose Prats
Listing Office	Christie's International Real Estate SoCal

Community Information

Address	4040 Grand View Boulevard # 7
Area	C13 - Palms - Mar Vista
Subdivision	N/A
City	Los Angeles
County	Los Angeles
Zip Code	90066

Amenities

Amenities	Pool, Spa/Hot Tub
Parking Spaces	1
Parking	Door-Single, Garage, Community Structure, Covered
Garages	Door-Single, Garage, Community Structure, Covered
View	None
Has Pool	Yes
Pool	Association, Community

Exterior

Foundation	Slab
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Interior

Interior	Vinyl
Interior Features	Breakfast Bar, Ceiling Fan(s), Walk-In Closet(s)
Appliances	Dishwasher, Disposal, Microwave, Refrigerator, Dryer, Washer, Gas Cooktop, Oven, Range, Range Hood
Heating	None
Cooling	None
Fireplace	Yes
Fireplaces	Electric, Living Room
# of Stories	2
Stories	Two

Additional Information

Date Listed	June 24th, 2025
Days on Market	35
Zoning	LAR3
Short Sale	N
RE / Bank Owned	N

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