

# \$1,795,000 - 1145 Chautauqua Boulevard, Pacific Palisades

MLS® #25564325

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## \$1,795,000

0 Bedroom, 0.00 Bathroom,  
Land on 0 Acres

N/A, Pacific Palisades,

Situated on one of the most coveted and widest streets in the Alphabet Streets, 1145 Chautauqua presents a rare fast-track opportunity in the heart of Pacific Palisades. With approved plans in place for a 5,575 SQ FT transitional-style residence, this shovel-ready lot offers a seamless path to re-building. The thoughtfully designed plans span three levels and include 6 bedrooms, 8 bathrooms, a home theater, gym, and rooftop deck capturing sweeping Queen's Necklace, city, and mountain views. For added convenience, buyers have the option to build with the original builder who completed the previous home on-site in 2020, ensuring a smooth and familiar process. Whether you're an end-user ready to bring your dream home to life or an investor seeking a shovel-ready development on one of the Palisades' most desirable streets, 1145 Chautauqua offers momentum and value. This is a land-only offering. Approved plans and a full gallery of past photos are available upon request.



## Essential Information

MLS® #	25564325
Price	\$1,795,000
Bathrooms	0.00
Acres	0.12
Type	Land
Status	Closed

Listing Agent	Kristin Alexander
Listing Office	Compass

### **Community Information**

Address	1145 Chautauqua Boulevard
Area	C15 - Pacific Palisades
Subdivision	N/A
City	Pacific Palisades
County	Los Angeles
Zip Code	90272

### **Amenities**

View	Coastline, Mountain(s)
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### **Additional Information**

Date Listed	July 17th, 2025
Days on Market	22
Zoning	LAR1
Short Sale	N
RE / Bank Owned	N

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