

# **\$2,495,000 - 2305 Kenilworth Avenue, Los Angeles**

MLS® #25594793

**\$2,495,000**

4 Bedroom, 4.00 Bathroom, 3,207 sqft

Residential on 0 Acres

N/A, Los Angeles,

With over 3,000 square feet of living space, this 4-bedroom, 4-bathroom residence is an extraordinary offering in Silver Lake - where homes of this scale are exceptionally rare.

With soaring two-story ceilings and cascading picture windows, and an ideal floorplan including a home media room and expansive primary suite with sitting area and large walk-in closet, the stately home offers grandeur and ease of living through thoughtful architecture. Set on one of the neighborhood's most desirable streets in the Moreno Highlands, the property is just a block from the Silver Lake Reservoir, while maintaining a sense of privacy and retreat. Ascend to the front door, where inside, entrants are greeted by a dramatic sculptural staircase and hillside views, setting the tone for the home's magnificence and privacy. The main level's open-plan layout seamlessly links the large living room, seating area, dining room, and chef's kitchen. Caesarstone countertops, an oversized island, and a full suite of JennAir appliances offer functionality and ease, while custom cabinetry and elegant light fixtures add elevated design. Whether hosting large dinner parties or cozy evenings by the corner fireplace, the space adapts with ease. A media room with integrated surround sound and whole-home audio creates the perfect hub for movie nights and entertaining. The main level features two generously sized bedrooms and full bathrooms. Upstairs, find two additional bedrooms, including a grand primary suite with



curved windows, sitting area, walk-in closet with a center island, and back French doors that lead to the back patio. The primary bathroom offers dual sink vanities, bathtub, and walk-in steam shower spa-like setting elevating the luxurious living of this grand home. Beyond the interiors, multiple courtyards and a generous grassy expanse at the top of the yard create seamless opportunities to connect to the outdoors. Lush landscaping, both mature and newly refreshed, frames the home, offering moments of privacy and serenity. Thoughtfully maintained by its current owner, the home's recent upgrades include: cool roofing technology, updated HVAC systems with Nest thermostats, tankless water heater, curated lighting throughout, and freshly renewed cabinetry. Additionally, the home boasts a two-car garage, complete with lofted bonus space. Together, these upgrades and amenities bring ease and thoughtfulness to everyday living in one of Los Angeles' most sought after neighborhoods. Ideally located, the home sits in Ivanhoe School District, a block from the Silver Lake Reservoir, with easy access to local commercial favorites like Blair's, Makisupa, Broome St. General Store, Botanica, and L&E Oyster Bar. This home's location, versatility and scale are a rarity in Los Angeles's most sought-after neighborhood.

Built in 1947

## Essential Information

MLS® #	25594793
Price	\$2,495,000
Bedrooms	4
Bathrooms	4.00
Full Baths	4
Square Footage	3,207
Acres	0.13

Year Built	1947
Type	Residential
Sub-Type	Single Family Residence
Status	Closed
Listing Agent	Lori Harris
Listing Office	Keller Williams Realty Los Feliz

## Community Information

Address	2305 Kenilworth Avenue
Area	C21 - Silver Lake - Echo Park
Subdivision	N/A
City	Los Angeles
County	Los Angeles
Zip Code	90039

## Amenities

Parking Spaces	2
Parking	Door-Multi, Garage
# of Garages	2
Garages	Door-Multi, Garage
View	Hills, Reservoir
Pool	None

## Interior

Interior Features	Walk-In Closet(s)
Appliances	Dishwasher, Refrigerator, Dryer, Washer
Heating	Central
Cooling	Central Air
Fireplace	Yes
Fireplaces	Decorative, Living Room
# of Stories	2
Stories	Two, Multi/Split

## Additional Information

Date Listed	September 19th, 2025
Days on Market	7
Zoning	LAR1
Short Sale	N
RE / Bank Owned	N

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