

\$3,749,999 - 954 Kingsley Drive, Los Angeles

MLS® #25604161

\$3,749,999

21 Bedroom, 19.00 Bathroom, 8,278 sqft

Residential Income on 0 Acres

N/A, Los Angeles,

Welcome to 954 N Kingsley- A Modern Brand New 2025 Construction non rent control 6-unit building that is 100% FULLY LEASED, with a gross income of \$300,000 and an unheard of cap rate of 6.72% in Hollywood. This luxury complex is comprised of three duplexes, (3) three bedroom units and (3) four bedroom units-a great even mix of bedroom counts. 954 N KINGSLEY is located minutes from Larchmont, Los Feliz, Silverlake, and Melrose. Each unit has beautiful oak color vinyl flooring with a ton of natural light and additional recessed lights in all units. All units have brand new stainless steel appliances, washer, dryer and designer glossy kitchen cabinets with white calcatta quartz countertops some feature islands with beautiful waterfalls edges, designer bathroom tiles, balconies, and Central A/C & Heating. The units consists of 12 total parking spaces, including covered garages and carport spaces. Each unit is separately metered for utilities. Buyer will enjoy a 1 year buildings warranty building with low maintenance and very low expenses. Some of the units have beautiful views of the Griffith observatory Hollywood sign and Hollywood Hills. THERE IS AN APPRAISAL REPORT FOR \$4,175,000!! In addition, there is an opportunity to add ADUS to get additional units. All investors will enjoy the benefits of this stable asset with equity earned right away. Comps nearby sold similar 4plex for \$3,685,000 making this building very attractive and rare to find! Buyer to verify all!



Essential Information

MLS® #	25604161
Price	\$3,749,999
Bedrooms	21
Bathrooms	19.00
Square Footage	8,278
Acres	0.18
Year Built	2025
Type	Residential Income
Status	Closed
Listing Agent	Daniel Lalezari
Listing Office	Keller Williams Hollywood Hills

Community Information

Address	954 Kingsley Drive
Area	C20 - Hollywood
Subdivision	N/A
City	Los Angeles
County	Los Angeles
Zip Code	90029

Amenities

Parking Spaces	12
Parking	Assigned, Door-Multi, Garage, Private
Garages	Assigned, Door-Multi, Garage, Private
Security	Gated Community

Interior

Appliances	Dishwasher, Disposal, Microwave, Refrigerator, Dryer, Washer
Heating	Central
Cooling	Central Air
# of Stories	3
Stories	Three Or More

Additional Information

Date Listed	October 9th, 2025
Days on Market	26

Zoning LAR3

Short Sale N

RE / Bank Owned N

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