

# \$1,490,000 - 701 Radcliffe Avenue, Pacific Palisades

MLS® #25612149

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## \$1,490,000

0 Bedroom, 0.00 Bathroom,  
Land on 0 Acres

N/A, Pacific Palisades,

Exceptional Development Opportunity. Set on an expansive 8,120 sq ft lot in one of the most desirable neighborhoods of the Palisades, 701 Radcliffe Avenue presents a rare opportunity to build your 3,144 sq ft dream home in the scenic Via Bluffs. Phase 2 debris removal is completed, allowing you to move forward with permitting. Additional highlights include several mature trees and a rare vantage point to enjoy the famous Palisades' Fourth of July fireworks from your backyard. Perched above Temescal Canyon, the property offers sweeping canyon views and partial ocean vistas, creating an inspiring natural backdrop throughout the day. The site is minutes from premier hiking destinations, including Temescal Gateway Park, Will Rogers State Historic Park, and the Santa Monica Mountains. Enjoy the best Palisades living with easy access to the beach and Palisades Village (home to Erewhon, the Bay Theater, top restaurants, shops, and cafes). Families will appreciate the proximity to Palisades Charter Elementary, Palisades High School, and nearby preschools, making this location as practical as it is beautiful. This is more than just a lot. It is a lifestyle opportunity in one of Los Angeles' most coveted coastal neighborhoods.



## Essential Information

|        |             |
|--------|-------------|
| MLS® # | 25612149    |
| Price  | \$1,490,000 |

|                |                   |
|----------------|-------------------|
| Bathrooms      | 0.00              |
| Acres          | 0.19              |
| Type           | Land              |
| Status         | Closed            |
| Listing Agent  | Anthony Marguleas |
| Listing Office | Amalfi Estates    |

### **Community Information**

|             |                         |
|-------------|-------------------------|
| Address     | 701 Radcliffe Avenue    |
| Area        | C15 - Pacific Palisades |
| Subdivision | N/A                     |
| City        | Pacific Palisades       |
| County      | Los Angeles             |
| Zip Code    | 90272                   |

### **Amenities**

|      |                      |
|------|----------------------|
| View | Canyon, Ocean, Water |
|------|----------------------|

### **Additional Information**

|                 |                    |
|-----------------|--------------------|
| Date Listed     | October 29th, 2025 |
| Days on Market  | 26                 |
| Zoning          | LAR1               |
| Short Sale      | N                  |
| RE / Bank Owned | N                  |

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