

# **\$2,750,000 - 2272 Moreno Drive, Los Angeles**

MLS® #25613781

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## **\$2,750,000**

4 Bedroom, 4.00 Bathroom, 3,040 sqft  
Residential on 0 Acres

N/A, Los Angeles,

Historic Country English Home with Panoramic Silver Lake Reservoir Views. Tucked away on one of the Moreno Highlands' most prestigious streets. This quintessential Silver Lake home offers a rare opportunity on the Lake-facing side of Moreno Dr, at the perfect elevation - where all the home is filled with natural light and inspirational views. Though this is a view home, it is flat when you enter from the street level (and it's also a very flat easy-to-walk street!). Front of house has privacy gates and 2 car garage attached with direct entry into your home. The classic period details have been well-restored and intact: including peg-and-groove oak hardwood floors, classic steel casement windows, rustic exposed wood beams, and ironwork details throughout. Primary suite features its own private balcony with direct views of the Reservoir. The bathrooms feature updated or original art deco tile work. Kitchen is functional and open - perfect for modern living. Multiple balconies and patio access throughout - and exterior access on all 3 levels. Yard is newly refreshed - highlighting its privacy and large backyard size. Mature trees all around, including 60+ year old shade trees and an orchard of new citrus trees. Home could be great for those who want large space, including good bedroom count - and versatility to use lower level as potential future rental or a studio/office. Classic Angeleno architecture on a quiet gas-lamp lit street. Life here will surely incorporate peaceful walks along the Reservoir



- as well as connectivity to all the popular shopping and cafes on Rowena, Sunset Blvd, and Hyperion. Zoned within coveted Ivanhoe Elementary boundary. A heartfelt Country English Gem that's ready to welcome you home!

Built in 1929

**Essential Information**

MLS® #	25613781
Price	\$2,750,000
Bedrooms	4
Bathrooms	4.00
Full Baths	4
Square Footage	3,040
Acres	0.13
Year Built	1929
Type	Residential
Sub-Type	Single Family Residence
Status	Closed
Listing Agent	Jerry Hsieh
Listing Office	Keller Williams Realty Los Feliz

**Community Information**

Address	2272 Moreno Drive
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, Direct Access, Garage
Garages	Door-Multi, Direct Access, Garage
View	City Lights, Hills, Water, Lake, Park/Greenbelt, Reservoir
Waterfront	Reservoir in Community
Pool	None

Security	Gated Community
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## Interior

Interior	Wood
Interior Features	Ceiling Fan(s)
Heating	Central
Fireplace	Yes
Fireplaces	Decorative
# of Stories	3
Stories	Multi/Split

## Additional Information

Date Listed	November 1st, 2025
Days on Market	13
Zoning	LAR1
Short Sale	N
RE / Bank Owned	N

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