

# \$889,999 - 444 31st Street, Los Angeles

MLS® #DW25192955

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## \$889,999

6 Bedroom, 2.00 Bathroom,  
Residential Income on 0 Acres

N/A, Los Angeles,

What could be more valuable than finding not just one, but two beautifully updated homes on a triangular lot in one of LA's most culturally rich communities? Set in the Historic South-Central neighborhood, this rare opportunity includes two detached 3-bedroom, 1-bath residences—each with its own driveway, elevated front porch, and distinct interior layout. Immaculate turf creates a polished look behind secure gates, offering peace of mind and low-maintenance curb appeal. Inside, both dwellings feature tall ceilings, wood-style flooring, and open-concept living areas filled with natural light. The eat-in kitchens are designed for both function and flair, with recessed lighting, ample cabinetry, and built-in microwaves—plus, one offers a multi-seater breakfast bar that adds the ideal spot for casual meals or working remotely. Well-sized bedrooms include bright windows and deep closets, while each full bath blends modern elegance with everyday comfort—one comes with a sleek walk-in shower, the other contains a shower/tub combo to suit every preference. Venture out back to a private, shared yard complete with redwood groundcover and a concrete patio ready for intimate weekend grilling or relaxing under the stars. Enjoy pleasant temperatures year-round with the included mini-split AC units. One of your abodes even features attic storage, providing added flexibility without sacrificing domestic space. Perfectly positioned near iconic landmarks like USC and



Exposition Park, youâ€™ll also have quick access to the 10 and 110 Frwys, local schools, shopping, and downtown LAâ€™s energetic scene. Whether looking for multi-generational living, effortless commuting, or income potential, this is more than just a propertyâ€”it creates options for the lifestyle youâ€™ve been waiting to shape!

Built in 1910

## Essential Information

MLS® #	DW25192955
Price	\$889,999
Bedrooms	6
Bathrooms	2.00
Acres	0.11
Year Built	1910
Type	Residential Income
Sub-Type	Duplex
Status	Closed
Listing Agent	Emmanuel Padilla
Listing Office	eXp Realty of California Inc.

## Community Information

Address	444 31st Street
Area	C42 - Downtown L.A.
Subdivision	N/A
City	Los Angeles
County	Los Angeles
Zip Code	90011

## Amenities

Parking	Assigned
Garages	Assigned
View	Neighborhood
Pool	None
Security	Carbon Monoxide Detector(s), Smoke Detector(s)

## Exterior

Lot Description	ZeroToOneUnitAcre
Windows	Blinds
Roof	Composition, Shingle
Foundation	Raised

### **Interior**

Interior	Laminate
Interior Features	Ceiling Fan(s), High Ceilings, Open Floorplan, Recessed Lighting, Unfurnished, All Bedrooms Down
Appliances	Microwave
Heating	Electric, See Remarks
Cooling	Electric, See Remarks
Fireplaces	None
# of Stories	1

### **Additional Information**

Date Listed	August 26th, 2025
Days on Market	38
Zoning	LARD1.5
Short Sale	N
RE / Bank Owned	N

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