

# \$1,389,000 - 2546 Federal Avenue, Los Angeles

MLS® #SB25107542

**\$1,389,000**

2 Bedroom, 2.00 Bathroom, 1,583 sqft

Residential on 0 Acres

N/A, Los Angeles,

Built in the Mid Nineteen Twenties, this Charming Spacious 2 Bedroom, 1 Bathroom Home is 1073 sq ft. with original Hardwood Floors, Arched windows and Coved Ceilings presents many possibilities. While the front house is a fixer, the opportunities to make it your own and keep the character are there. The laundry room is conveniently located in the house, and the kitchen is a good size with a cool tiled alcove for the stove. Air Conditioning/Heater in Front Room. BONUS... There is an oversized 2 Car Garage with a closet and a sink and a 513 sq ft Permitted Recreation Room built over it. It's a great big bright space with a Full Bathroom and a Kitchenette. This addition was done in the 90's. Think ADU potential here. Situated on a lushly landscaped 5400 Square Foot Lot. Long Driveway for Multiple Parking! Great Westside location, close to the 10 and 405 Fwy's, great shopping and dining. This could be the one you've been waiting for!

Built in 1925

## Essential Information

MLS® #	SB25107542
Price	\$1,389,000
Bedrooms	2
Bathrooms	2.00
Full Baths	2
Square Footage	1,583



Acres	0.12
Year Built	1925
Type	Residential
Sub-Type	Single Family Residence
Status	Closed
Listing Agent	Ron Vallery
Listing Office	Estate Properties

## Community Information

Address	2546 Federal Avenue
Area	WLA - West Los Angeles
Subdivision	N/A
City	Los Angeles
County	Los Angeles
Zip Code	90064

## Amenities

Parking Spaces	3
Parking	Door-Multi, Driveway, Garage Faces Front, Garage, Garage Door Opener, Gated
# of Garages	3
Garages	Door-Multi, Driveway, Garage Faces Front, Garage, Garage Door Opener, Gated
View	None
Pool	None

## Exterior

Lot Description	ZeroToOneUnitAcre, Back Yard, Front Yard
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## Interior

Interior Features	Separate/Formal Dining Room, All Bedrooms Down, Coffered Ceiling(s)
Heating	Floor Furnace
Cooling	Dual, Ductless, Zoned
Fireplace	Yes
Fireplaces	Living Room, Wood Burning
# of Stories	1
Stories	One

## School Information

District	Los Angeles Unified
Elementary	Richland

## **Additional Information**

Date Listed	May 5th, 2025
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Days on Market	48
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Zoning	LAR1
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Short Sale	N
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RE / Bank Owned	N
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