

\$745,000 - 8128 Manitoba Street # 109, Playa Del Rey

MLS® #SR25069088

\$745,000

2 Bedroom, 3.00 Bathroom, 1,093 sqft
Residential on 4 Acres

N/A, Playa Del Rey,

Ideally nestled in the highly sought-after gated community of Sea Gate Village, this 2BR/2.5BA, 1,093 square foot condo is perfect for savvy homebuyers who adore understated luxury and unparalleled convenience. Located less than one mile from beaches, the spacious two-story condo further impresses with an organically flowing layout, attractive wood toned flooring on lower level, sheer vanilla hued walls, bright white trim, and a lovely living room with a cozy fireplace and sliding glass doors. Gaze upon the modern kitchen featuring new stainless-steel gas range, custom countertops, dishwasher, white cabinetry, pantry cabinet, ceiling w/recessed florescent lighting, and an adjoining dining area. Year-round morning coffee may be enjoyed outdoors on the enclosed patio, which has a sitting area and a storage closet. Recharge in the master bedroom with vaulted ceilings, a large, mirrored closet, a private balcony w/storage closet, master bath sink and a shower/tub combo. One large guest bedroom has an attached bathroom. Subterranean parking provides you with two side by side parking spaces.

Condo Upgrades: The kitchen water faucet, stove and refrigerator are all new. Windows, sliding glass doors and front door were replaced (upgraded for sound proofing - \$41,000). A heater/furnace upgrade was also part of the window/sliding door replacement. The Master bedroom sliding mirrored 3 panel



closet doors are new (pending installation next week \$1,300). The washer and dryer are less than a year old. Fresh paint on the complete interior of the condo (\$8,000) Deep cleaned entire carpet. Roof replacement HOA assessment will be paid in full at closing.

Built in 1983

Essential Information

MLS® #	SR25069088
Price	\$745,000
Bedrooms	2
Bathrooms	3.00
Full Baths	1
Half Baths	1
Square Footage	1,093
Acres	3.73
Year Built	1983
Type	Residential
Sub-Type	Condominium
Style	Contemporary
Status	Closed
Listing Agent	Greg Cowell
Listing Office	Engel & Volkers La Canada

Community Information

Address	8128 Manitoba Street # 109
Area	C31 - Playa Del Rey
Subdivision	N/A
City	Playa Del Rey
County	Los Angeles
Zip Code	90293

Amenities

Amenities	Controlled Access, Pool, Spa/Hot Tub, Tennis Court(s)
Utilities	Electricity Connected, Natural Gas Connected, Sewer Connected, Water Connected
Parking Spaces	2

Parking	Assigned, Private, Side By Side, Covered
# of Garages	2
Garages	Assigned, Private, Side By Side, Covered
View	None
Has Pool	Yes
Pool	Association
Security	Carbon Monoxide Detector(s), Security Gate, Gated Community, Smoke Detector(s), Fire Sprinkler System

Interior

Interior	Carpet, Laminate, Tile
Interior Features	Balcony, Ceiling Fan(s), Cathedral Ceiling(s), High Ceilings, Storage, All Bedrooms Up
Appliances	Dryer, Washer
Heating	Central
Cooling	Central Air, Gas
Fireplace	Yes
Fireplaces	Gas, Living Room
# of Stories	2
Stories	Two

School Information

District	Los Angeles Unified
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Additional Information

Date Listed	March 30th, 2025
Days on Market	21
Zoning	LAR3
Short Sale	N
RE / Bank Owned	N

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