

\$3,785,000 - 1318 Alta Vista Road, Santa Barbara

MLS® #V1-27519

\$3,785,000

5 Bedroom, 6.00 Bathroom, 3,646 sqft

Residential on 0 Acres

N/A, Santa Barbara,

Experience the timeless elegance of 1318 Alta Vista, a distinctive sanctuary property situated in Santa Barbara's historic and highly desirable Lower Riviera. This exceptional estate encompasses two private residences on an expansive lot. Once inside the hand-forged iron entry gate, one experiences the magical quality of the courtyard's mature landscape, mural, and the sound of its original Spanish tile fountain. Bespoke ironwork pays homage to the artisanal craftsmanship of the home and garden. The main residence, spanning 2,588 sq.ft., boasts three ensuite bedrooms, including a newly remodeled primary bath with a clawfoot tub, custom lighting, and vintage style floor tiles. A sunlit living room welcomes you inside with a cozy fireplace, floor to ceiling casement windows that open to the courtyard, and a private office space with a view.

Alongside, is a stunning sunroom/dining room with Saltillo tiled flooring, grand picture windows, and a Palladian style door/window that opens to the front porch. The vibrant, newly designed chef's kitchen features top-of-the-line appliances, custom cabinetry, and beautiful herringbone tile flooring. There is a seamless blending of indoor/outdoor living with direct access to a private back patio off the adjacent family room; ideal for alfresco entertaining. Tranquil ocean views can be enjoyed from the courtyard, the upstairs bedrooms, as well as their adjoining balcony with its custom pergola shade covers. The secondary residence welcomes you with



soaring ceilings, a charming fireplace, two bedrooms with ensuite baths, and a full kitchen. Enjoy gorgeous views of the ocean from the front porch balcony, the living room, and upstairs bedroom. Additionally, a versatile atelier on the property offers flexible creative space, while a 2 car garage and a private entry parking space complete the home- a treasure in one of Santa Barbara's most coveted neighborhoods.

Built in 1926

Essential Information

MLS® #	V1-27519
Price	\$3,785,000
Bedrooms	5
Bathrooms	6.00
Full Baths	5
Half Baths	1
Square Footage	3,646
Acres	0.18
Year Built	1926
Type	Residential
Sub-Type	Single Family Residence
Status	Closed
Listing Agent	Hitchcock & Associates
Listing Office	Compass

Community Information

Address	1318 Alta Vista Road
Area	VC81 - Santa Barbara
Subdivision	N/A
City	Santa Barbara
County	Santa Barbara
Zip Code	93103

Amenities

Parking Spaces	5
----------------	---

Parking	Garage, Door-Multi
# of Garages	4
Garages	Garage, Door-Multi
View	Ocean, Peek-A-Boo
Pool	None

Exterior

Lot Description	Sprinklers None
-----------------	-----------------

Interior

Appliances	Gas Oven, Refrigerator, Dryer, Washer, Dishwasher
Heating	Forced Air
Cooling	Central Air
Fireplace	Yes
Fireplaces	Gas, Guest Accommodations, Living Room
# of Stories	2
Stories	Two

Additional Information

Date Listed	January 13th, 2025
Days on Market	6
Short Sale	N
RE / Bank Owned	N

Based on information from California Regional Multiple Listing Service, Inc. as of February 3rd, 2026 at 1:56pm PST. This information is for your personal, non-commercial use and may not be used for any purpose other than to identify prospective properties you may be interested in purchasing. Display of MLS data is usually deemed reliable but is NOT guaranteed accurate by the MLS. Buyers are responsible for verifying the accuracy of all information and should investigate the data themselves or retain appropriate professionals. Information from sources other than the Listing Agent may have been included in the MLS data. Unless otherwise specified in writing, Broker/Agent has not and will not verify any information obtained from other sources. The Broker/Agent providing the information contained herein may or may not have been the Listing and/or Selling Agent.