

# **\$1,750,000 - 4273 Holly Knoll Drive, Los Angeles**

MLS® #WS25075729

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## **\$1,750,000**

3 Bedroom, 2.00 Bathroom, 1,452 sqft  
Residential on 0 Acres

N/A, Los Angeles,

A rare find in the Franklin Hills of Los Feliz, this traditional styled home seamlessly blends modern comforts with beautifully preserved original character. Nestled on an ample street to street lot, this home has tremendous opportunity with possibilities. Through the main entrance, a generous living room is anchored by a decorative brick fireplace, custom built-in bookshelves and credenza, and a large bay window that fills the space with natural light. This leads to the formal dining room adjacent to the kitchen with stainless steel appliances, quartz counter tops and breakfast area with a hillside view of the Griffith Park Observatory. The primary bedroom is at the rear of the house with backyard and hillside views. It is serviced by a separate full bathroom with tub and walk-in shower. The 2nd bedroom has an attached bathroom, double closets and access to the patio and beautiful views. A 3rd bedroom sits perched above the street at the front of the house. With wood floors throughout, laundry room off kitchen, central a/c and heat, and a large deck for al fresco dining with sunset views. The private backyard is lushly landscaped with several areas for lounging and gardening. A 2 car garage allows direct access into the house.



Built in 1940

## **Essential Information**

MLS® #

WS25075729

Price	\$1,750,000
Bedrooms	3
Bathrooms	2.00
Full Baths	2
Square Footage	1,452
Acres	0.17
Year Built	1940
Type	Residential
Sub-Type	Single Family Residence
Style	Traditional
Status	Closed
Listing Agent	Judy Woo
Listing Office	MASTERS REALTY

### Community Information

Address	4273 Holly Knoll Drive
Area	637 - Los Feliz
Subdivision	N/A
City	Los Angeles
County	Los Angeles
Zip Code	90027

### Amenities

Parking Spaces	2
# of Garages	2
View	City Lights, Hills, Trees/Woods
Pool	None

### Exterior

Lot Description	ZeroToOneUnitAcre
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### Interior

Appliances	Dishwasher, Gas Range, Refrigerator, Tankless Water Heater
Heating	Central
Cooling	Central Air
Fireplace	Yes
Fireplaces	Decorative
# of Stories	1
Stories	One

**School Information**

District                      Los Angeles Unified

**Additional Information**

Date Listed                  April 10th, 2025  
Days on Market            20  
Zoning                        LAR1  
Short Sale                    N  
RE / Bank Owned        N

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