

# Charming & Updated Traditional Home



**2612 30th Street, Sunset Park | \$1,949,000 | 2612Thirtieth.com**  
**3BD | 1BA | 1,125 SQ FT | 6,000 SQ FT Lot**

This charming and updated Traditional home is located mid-block, on a quiet, tree-lined street in Sunset Park, with an ultra-deep, wonderful rear garden. A picturesque front porch entry leads into a sun-washed living room with fireplace surrounded by beautiful Clé Zellige tile, and an adjacent open concept dining room/kitchen featuring stone counters, designer Heath tile, expansive storage, stainless steel appliances and access to the side yard. Down the hall you will find 3 bedrooms (one with direct access to the yard), plus 1 updated bathroom with Ann Sacks tile and separate tub/shower. The large rear gardens offer multiple seating and play areas, lush grassy yard, stunning trees and terrific privacy. All this, plus a detached garage finished as a rec/play room or other flex space with laminate wood flooring, drywall and lighting (the garage is also a great ADU opportunity), and a long, gated driveway. Additional amenities of the home include hardwood floors, crisp white walls and recessed lighting. This property presents options to move right in, update further and/or expand, and live in a happy, beachy home in the coveted Grant Elementary School District, just a few blocks from parks, restaurants, shopping, and grocery stores.



**TREGGRUSTAD** 310.623.8825  
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[ListingSunsetPark.com](http://ListingSunsetPark.com)



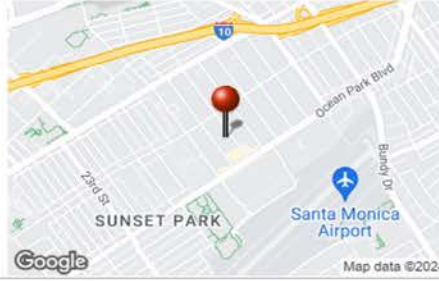
2612 30th St  
Santa Monica, CA 90405

3  
Beds

Baths 1.00  
(1F 0T 0H 0Q)

1,125 Sqft  
Assessor

Single Family  
LP \$1,949,000



Area	14 Santa Monica
Subdivision	
List Price Per Sqft	\$1,732.44
Lot Size	6,002/Assessor
HOA Fee 1 & 2	
Land Lease Amt	ignore
MLS#	24-419331
APN	4270-016-070

**Directions:** Sunset Park - north of Ocean Park Blvd, south of Pico Blvd

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Structure Info	
Year Built/Source	1947/Assessor
View	No
Stories	1
Guest House	None
PUD	No
Sewer	In Street
Style	Traditional

Land/Lot Info	
Zoning	SMR1*
Land Type	
Land Lease Purchase	No
Horse Property	No
Lot Acreage	0.138
Special Zone	Property Report
Addl Parcel	No

Contract Info		DOM 0
List Date	07-26-2024	
List Price	\$1,949,000	
Orig List Price	\$1,949,000	
Status Date	07-26-2024	
Change Date/Type	07-26-2024/New Listing	
Sale Type	Standard	
CSO	2.5%	
Co-Ownership	No	

Community/Development	
Tax Mello Roos	No
Complex/Assoc Name	
Assoc Amenities	
Assoc Fees Include	
Assoc Pet Rules	
Community Features	
Rental Restrictions	No
Short Term Rentals	No
Short Term Rental Duration	

Parking Details	
Parking Type	Garage Is Detached, Driveway
Total Spaces	4
Covered Spaces	2
Uncovered Spaces	2
Garage Spaces	2
Carport Spaces	

Interior Features	
# Fireplaces/Details	1/Living Room
Furnished	Unfurnished
AC/Cooling	Ceiling Fan
Heating	Wall
Flooring	Hardwood
Laundry	Laundry Area
Equip/Appl	Range/Oven, Dishwasher, Washer, Dryer, Garbage Disposal

Exterior Features	
Pool	No / Room For
Spa	None
Tennis/Courts	None
Roofing	Composition Shingle
Fence	Wood, Block Wall

**NOTICE:** Due to COVID-19, DOM was frozen and not recorded in the history from March 15, 2020 to July 5, 2020. Broker/Agent does not guarantee the accuracy of the square footage, lot size or other information concerning the conditions or features of the property provided by the seller or obtained from Public Records or other sources. Buyer is advised to independently verify the accuracy of all information through personal inspection and with appropriate professionals. The property may have video/surveillance devices. VESTAPLUS™ Copyright © 2024 by TheMLS™. Information deemed reliable but not guaranteed. Presented by: Peter Maurice CALDRE# 01129738

scan for more info



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