LITTLE HOLMBY LUSH

PRIVATE ADDRESS

PRICE UPON REQUEST

Perched above and set back from the street is this amazing, incredibly private Little Holmby offering, shrouded by lush foliage with towering palms in a resort-like setting. Enjoy the choicest appointments and fine finishes throughout this lovely home, as both traditional and organic elements blend effortlessly with modern style and utmost taste. Both inside and out, there are numerous spaces to relax and entertain. Guests arrive to an expansive motor court with porte-cochere and parking for numerous vehicles. Through an elegantly modern glass-paned front door, a double-height foyer is accented by starburst dew-drop chandelier overhead. The nearby living room is centered by a bookmatched fireplace and accesses a wraparound deck, perfect for relaxing under swaying trees above. A parlor includes an additional fireplace, built-in bookcases, and pops of glass through picture windows. The inviting family room has vaulted knotty-pine ceilings and custom bar, all surrounded by vistas of lush greenery to complete its woodsy ambiance. The kitchen is bright and features glossy white cabinetry, plentiful counter space, top-of-the-line appliances, and quartz waterfall center island with range and cooktop. Upstairs, the voluminous primary bedroom has dual bathrooms, dual closets, and French-door entry from the adjacent sitting room. Multiple sun decks and balconies overlook the rear grounds. From a large rooftop deck, experience fantastic views of the surrounding hills. There is also a gym, sauna, and guest quarters complete with kitchen, dining room, and bathroom with floating vanity and makeup desk. Outside, there is a hotel-inspired pool setting with barbecue, covered patio, casita swing, and trellis-covered sitting area, all enveloped by tall privacy hedges. Welcome to a wonderful life of effortless leisure in one of the most sought-after neighborhoods of Los Angeles, located across from Holmby Park near the LA Country Club's fairways and just moments to Westwood Village, Beverly Hills, and the Westside.

8
BEDS

10
BATHS

7,371 SQ.FT.
LIVING
AREA

0.49
ACRES
LOT

FEATURES & AMENITIES

INTERIOR

TOTAL BEDROOMS	**8**
TOTAL BATHROOMS	**10**
FULL BATHROOMS	**10**
LAUNDRY ROOM	**Inside Room**
FIREPLACE	**Den, Gas, Family Room**

AREA & LOT

STATUS	**For Sale**
OPEN HOUSE	
LIVING AREA	**7,371 Sq.Ft.**
LOT AREA	**0.49 Acres**
TYPE	
YEAR BUILT	**1934**
NEIGHBORHOOD	**Holmby Hills**
ARCHITECTURE STYLES	**Contemporary**

EXTERIOR

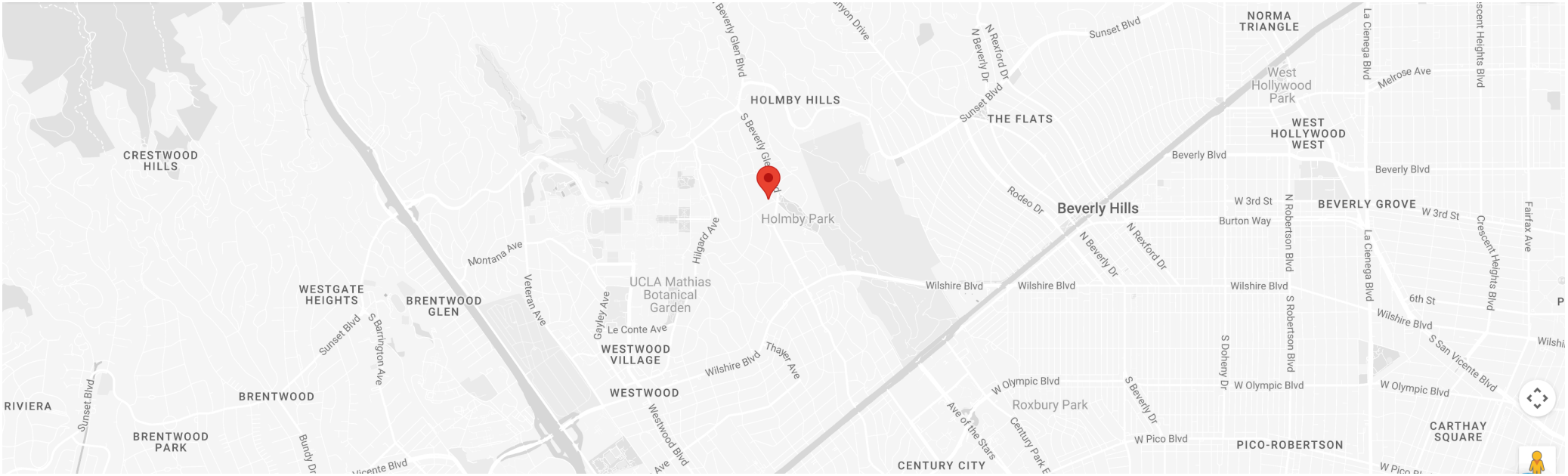
STORIES	**2**
GARAGE SPACE	**2**

FINANCIAL

PRICE UPON REQUEST

10401

JOOLA


CRESTWOOD HILLS
HOLMBY HILLS
THE FLATS
NORMA TRIANGLE
West Hollywood Park
WEST HOLLYWOOD WEST
BEVERLY GROVE
Beverly Hills
Holmby Park
UCLA Mathias Botanical Garden
WESTGATE HEIGHTS
BRENTWOOD GLEN
WESTWOOD VILLAGE
WESTWOOD
BRENTWOOD
BRENTWOOD PARK
RIVIERA
Roxbury Park
CENTURY CITY
PICO-ROBERTSON
CARTHAY SQUARE
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