

\$986,000 - 1245 N New Hampshire # 2, Los Angeles

MLS® #TR21227855

\$986,000

2 Bedroom, 3.00 Bathroom, 1,324 sqft
Residential on 0.23 Acres

N/A, Los Angeles, CA

Brand new townhome style condo*small complex with total of 9 townhome style condos, divided into two buildings* located near the intersection of Vermont Ave. & Sunset Blvd.*walking distance to Kaiser Permanente Hospital/LA Children Hospital/Scientology Church/Los Angeles City College/Metro link & Bus Stations*this beautifully modern designed condo with lots of nature light*this unit meets minimum handicapped designed requirements* offers 2 bedrooms, 2.5 baths *main level offers: great room/dining area/gourmet kitchen/ large powder room to meet the handicapped users requirement by the City of LA*2nd level offers: a master suite with a full bathtub and shower plus a separate office or den & an open balcony *third floor offers: one loft with closet which is currently staged as a third bedroom & another good sized bedroom/large hallway bathroom for sharing* plus skylight roof for nature light*all laminated wood floor throughout the whole house for easy maintenance*subterranean two car parking spaces one for standard size, one for compact car which were striped as handicapped parking but could be used for non-handicapped owners*elevator or staircase to the ground level*final certificate of occupancy may be issued within two months*Yellow subdivision public reports have been issued*hard to find new townhome style condos in this area*easy Fwy 101 & 2 access*minutes drive to Griffith



Observatory/Korean Town/The
Grove/Downtown LA*within half hour drive to
the beaches/Beverly Hills Rodeo Drive
Shoppings*

Built in 2021

Essential Information

MLS® #	TR21227855
Price	\$986,000
Bedrooms	2
Bathrooms	3.00
Full Baths	1
Half Baths	1
Square Footage	1,324
Lot Size	9,982
Year Built	2021
Type	Residential
Sub-Type	Condominium
Status	Active
# Of Units	1

Community Information

Address	1245 N New Hampshire # 2
Area	C20 - Hollywood
Subdivision	N/A
City	Los Angeles
County	Los Angeles
State	CA
Zip Code	90029

Amenities

Amenities	Maintenance Grounds, Insurance, Trash
Parking Spaces	2
# of Garages	2
View	None
Pool	None

Interior

Interior Features	All Bedrooms Up, Loft
Appliances	Dishwasher, Free-Standing Range, Disposal, Gas Range, Gas Water Heater, Microwave
Cooling	Central Air
Fireplace	Yes
Fireplaces	None
Stories	Three Or More

Exterior

Windows	Double Pane Windows, Roller Shields, Skylight(s)
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School Information

District	Los Angeles Unified
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Additional Information

Date Listed	October 13th, 2021
Days on Market	54
HOA Fees	450.00
HOA Fees Freq.	Monthly

Listing Details

Listing Agent	Therina Lin
Listing Office	Encore Realty & Financial

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