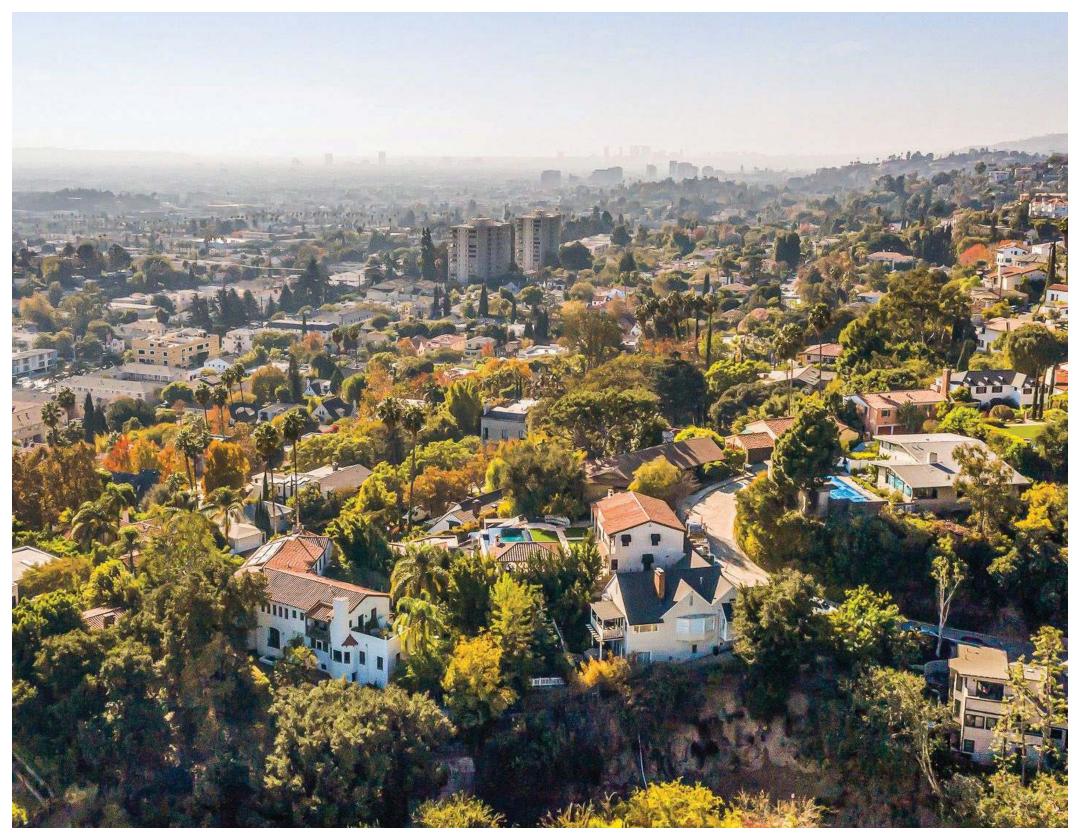


List price: \$1,299,000 Directions: In the Los Feliz Hills. North of Los Feliz Blvd. East of Commonwealth. Address: 3631 Amesbury Road, Los Angeles, CA 90027 Website: www.3631Amesbury.com

Lovingly Cared for in Los Feliz. Original Condition Mid-Century Home with Stunning Downtown and City Views!

Bring your vision and your designer. This beautiful 2-story mid-century is nestled in the hills of Los Feliz amongst many multi-million dollar homes, and has stunning views from Downtown all the way to the ocean. Your backyard is Griffith Park, with wonderful hiking, tennis, biking, and golf courses. Sold as-is at this price, and an incredible opportunity to create your dream "view" home in one of LA's most historic, prestigious enclaves. Grand picture windows create the ideal indoor/outdoor Southern California vibe. Good bones. 2BR + Loft, and could easily be remodeled into a 3 or 4 bedroom layout in the future.

Los Feliz is home to many estates and historic homes. Within 2 blocks from this home, you can walk directly onto the hiking trails from a private entrance that only the neighbors and locals know. Close to 1-5, and easy access to the entire city, including Burbank, Glendale, and Pasadena. Many Shops, Cafes and Dining on Hillhurst, Vermont, Atwater, and Silverlake too. All cash offers may be preferred, but the home can qualify for financing due to its well preserved condition.

















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All information deemed reliable but not guaranteed. Buyer is advised to conduct their own investigation and satisfy themselves.