



1148 S. Tremaine Avenue
Los Angeles, CA 90019



Longwood Highlands is an eclectic, close-knit community known for beautiful character 1930's era homes and prime central location. In the last 10 years, Longwood Highlands has gone through amazing growth – with stunning homes and remodeled duplexes all around. This area often attracts buyers looking for that perfect blend of hip energy and classic neighborhood feel. The official Longwood Highlands Neighborhood is located just south of Olympic Blvd, between Highland Blvd and Rimpau Blvd. This entire area attracts historic home aficionados and those wanting a great neighborhood in the heart of the city. Residents here LOVE their proximity to Larchmont Village!

COOL FACT:

(1) The late, great Leonard Cohen lived right down the street from our listing at 1031 South Tremaine Avenue. (2) Longwood Highlands throws an annual block party in May every year.

Duplex | 6 Bedrooms | 4 Bathrooms | 3,556 SF Interior | 6,635 SF Exterior



List Price: \$2,050,000 Directions: In Longwood Highlands. South of Olympic Blvd, Just east of Highland. Address: 1148 S.Tremaine Avenue, Los Angeles, CA 90019 Website: www.1148Tremaine.com

BEAUTIFUL SPANISH DUPLEX IN HIGHLY COVETED LONGWOOD HIGHLANDS – BOTH UNITS FULLY RENOVATED AND DELIVERED VACANT. This is a must-see duplex as each unit is in great shape and unique to one another. They are quite spacious, EACH measuring 1800 square feet, featuring 3 bedrooms, 2 bathrooms and large open layouts perfect for entertaining. Kitchens have been renovated as well! Enjoy the low maintenance drought resistant garden with a cacti and palm tree lined backyard. The building has been well maintained.

UPPER UNIT has Spanish charm, arched doorways, natural wood casing windows and a newer kitchen with white shaker cabinetry. Airy and open unit with hardwood floors and plenty of natural light.

DOWNSTAIRS UNIT has newer central AC, a roomy entertainers kitchen complete with wine fridge, ice maker, farm sink and center island that opens up to a spacious dining room.

Live in one and rent the other, create a family compound or rent out both units and take advantage of a rental property. Each unit gets its own 2 car garage. Centrally located to Beverly Grove, Beverly Hills, Culver City, Hollywood and trendy restaurants and shopping.

Agent Remarks: Call or text listing agent for showings. Fireplaces are decorative. Agent/Buyer to verify all information.

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Property Highlights

- Well Remodeled 2-Story Spanish Duplex
- Each unit has 3 bedrooms + 2 bathrooms (1800 sq. ft. each unit)
- Delivered Vacant
- Great Neighborhood
- Beautiful Curb Appeal
- Huge entertainers/cooks kitchen in the bottom unit
- Arched wood casing windows in upper unit
- 4-Car garage
- Central AC and Heat (Lower Unit Only)
- Wonderful location near Cafes, Shops and Transit



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