

Customer Short

2722 THE STRAND, Manhattan Beach 90266

28th Street and The Strand, beachfront



BED / BATH: **8/9,0,0,0**
SQFT(src): **6,025 (A)**
LOT(src): **6,927 sq. (A)**
PARKING SPACES:
YEAR BLT(src): **1951**
SUB TYPE: **SFR**
DOM / CDOM: **212/212**

STATUS: **Closed**

SALE TYPE: **STD**
ML#: **19533526**
B TRACT / MODEL:
VIEW: **Yes**
POOL / SPA: **No/No**
AREA: **142 - Manhattan Bch**
Sand

LIST/CLOSE:
\$22,750,000/\$17,750,000 ↓

PRICE PER SQFT: **\$2,946.06**
ORIGINAL \$: **\$22,750,000**
COOLING: **None**
HEATING: **Central**
STORIES:
HOA: **\$**

LIST DATE: **12/02/19**
PURCHASE CONTRACT: **08/04/20**

CLOSE DATE: **11/13/20**
CLOSE PRICE: **\$17,750,000**

CONCESSIONS:
TERMS:

SPECTACULAR OCEAN VIEW DOUBLE LOT OPPORTUNITY! PERFECT FOR 1031. The legacy beachfront property is the opportunity you have been looking for! 180-degree ocean and whitewater views - located just ten minutes from your airplane, fifteen minutes to Silicon Beach, close to all of the business hubs in Los Angeles, with easy beach access, miles of beach to walk or jog, a 22-mile bike path, on a quiet little neighborhood street. It can all be yours at 2722 The Strand. A super rare double lot (at almost 7,000sf - it is one of the largest lots on The Strand) allows for over 11,500+ sf of living space, plus a subterranean basement for a home movie theater, gym, offices, or your own world-class wine cave. Other options include renovating the current 8 bed/9bath, 6,025 sf home, or dividing the lot to build two gorgeous legacy homes, or four town-homes. 2722 The Strand is located outside of Federally Designated Flood Zone, Fire Hazard Severity Zones and does not require FEMA Elevation Certificates.

CUSTOMER SHORT:Residential ML#: 19533526

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516 The Strand, Manhattan Beach 90266 STATUS: **Closed**

Between 5th and 6th - park behind garages



BED / BATH: **4/4,0,0,0**
SQFT(src): **1,884 (A)**
LOT(src): **3,328/0.0764 (A)**
PARKING SPACES: **3**
YEAR BLT(src): **1950 (ASR)**
SUB TYPE: **DPLX (A)**
DOM / CDOM: **6/6**

SALE TYPE: **STD**
ML#: **SB20145703**
B TRACT / MODEL:
VIEW: **Yes**
POOL / SPA: **No/No**
AREA: **142 - Manhattan Bch**
Sand

LIST/CLOSE:
\$14,500,000/\$14,500,000

PRICE PER SQFT: **\$7,696.39**
ORIGINAL \$: **\$14,500,000**
COOLING: **None**
HEATING:
STORIES: **Two**
HOA: **\$0**

LIST DATE: **07/22/20**
PURCHASE CONTRACT: **07/28/20**

CLOSE DATE: **08/18/20**
CLOSE PRICE: **\$14,500,000**

CONCESSIONS: **\$0**
TERMS: **Cash to New Loan**

This beachfront property is positioned in an elite South Manhattan Beach Strand location. This is an exclusive, center-of-the-bullseye Strand ownership opportunity offering highly desirable positioning within easy walking distance of Downtown MB and all the shops/dining options along Manhattan Ave. What also makes this location so sought after is the intimate connection to the beach. This is front-and-center living where you can step right out onto the Sand rather than living above and having to access the beach via stairs. The property captures sweeping ocean views as well as a postcard worthy view of the Pier and guard tower. The current structure offers two charming units. The units feature near-identical floorplans, with two large bedrooms and two full baths. They each offer washer/dryer hookups. Each unit enjoys a large picture window that frames the endless horizon beyond. The upper unit has a large private deck with views from PV to the Palisades. The lower unit has a gated beachfront patio. There is a large, private common yard area in the back of the property which is great for entertaining and enjoying BBQs, while also serving as a secure area for beach cruisers. 2 garages accommodate plenty of parking. The upper unit has a bonus "under stair" closet that provides plenty of room for storing beach chairs and toys, and there is an exterior closet that is perfect for safely storing boards. Rent now, build later! Copy link to browser >>>> <https://tinyurl.com/yxsuc2eq>

CUSTOMER SHORT:Residential ML#: SB20145703

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3001 THE STRAND, Hermosa Beach 90254

STATUS: Closed

LIST/CLOSE:

\$15,900,000/\$14,250,000 ↓

Take Manhattan Ave. to 31st street and 30th street follow all the way down to Hermosa Ave. turn into alley next to Hermosa Ave. Located on the right.



BED / BATH: 5/5,0,1,0
SQFT(src): 5,642
LOT(src): 3,962 sq.
PARKING SPACES:
YEAR BLT(src): 2007 (SLR)
SUB TYPE: SFR
DOM / CDOM: 102/475

SALE TYPE: STD
ML#: 20595474
B TRACT / MODEL:
VIEW: Yes
POOL / SPA: No/Yes
AREA: 148 - Hermosa Bch Sand

PRICE PER SQFT: \$2,525.70
ORIGINAL \$: \$15,900,000
COOLING: Central Air
HEATING: Central
STORIES:
HOA: \$

LIST DATE: 06/25/20

CLOSE DATE: 11/02/20

CONCESSIONS:

PURCHASE CONTRACT: 10/05/20

CLOSE PRICE: \$14,250,000

TERMS:

This spectacular multi-level stand front mansion comes with 6 Bedrooms, 5 1/2 Bathrooms, Theatre, 5 level Elevator, 3 car garage, gorgeous gourmet Kitchen, 4 Fireplaces throughout the house, Gym, rooftop jacuzzi, Dry Sauna, and amazing balconies and rooftop patio with expansive oceanfront views. Just South of the Manhattan Beach Pier you have the best of both worlds, Privacy, yet close enough to walk to downtown Manhattan Beach.

CUSTOMER SHORT: Residential ML#: 20595474

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3033 The Strand, Hermosa Beach 90254 STATUS: Closed

LIST/CLOSE:

\$14,800,000/\$12,000,000 ↓

Hermosa Avenue to 31st Street (North Hermosa) The Strand



BED / BATH: 6/5,0,2,1
SQFT(src): 4,046 (A)
LOT(src): 4,485/0.103 (A)
PARKING SPACES: 2
YEAR BLT(src): 1932 (ASR)
SUB TYPE: SFR (D)
DOM / CDOM: 91/91

SALE TYPE: TRUS
ML#: NP20021820
B TRACT / MODEL:
VIEW: Yes
POOL / SPA: No/No
AREA: 148 - Hermosa Bch Sand

PRICE PER SQFT: \$2,965.89
ORIGINAL \$: \$14,800,000
COOLING: None
HEATING: Central
STORIES: Two
HOA: \$0

LIST DATE: 01/24/20

CLOSE DATE: 06/09/20

CONCESSIONS: \$0

PURCHASE CONTRACT: 04/24/20

CLOSE PRICE: \$12,000,000

TERMS: Cash to New Loan

North Hermosa Beach Opportunity! Rare Oceanfront architectural home on The Strand with an approx. 45' wide, 4,485 sf lot. Enjoy whitewater views from Palos Verdes, Catalina Island to Malibu. The formal entry offers a beautiful tree shaded courtyard leading into the Panoramic ocean view living room, dining room, kitchen and office on the main floor. The 180 degree sweeping ocean views pour through the living room, opening up to a grand balcony, spanning the width of the building! A breathtaking view! High above on the 2nd floor is the peaceful Ocean View master suite, amazing with vast ocean views and a dining room sized walk-in closet! Another ocean front room could be an office, den or a bedroom. Currently the home is configured with the main living area on the beach front with three bedrooms on the front of the home and three bedrooms in the back section of the home facing Hermosa Avenue. Altogether this majestic home has six bedrooms. Downstairs on the beach level, steps lead from the courtyard to the game or sports room. Two rooms with showers accommodate an active beach lifestyle with vibrant colored tiles. A viewing deck on the Strand side of the home is perfect for enjoying evening sunsets. A third car garage can be set up in place of the existing laundry room. This oversized Strand home offers the best beach lifestyle location. Located between the Hermosa and Manhattan Piers, this beautiful home is on the 'Shakespeare Tract'.

CUSTOMER SHORT: Residential ML#: NP20021820

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**1804 The Strand, Manhattan Beach
90266**

18th Street and Ocean Ave.



BED / BATH: **5/5,0,0,0**
SQFT(src): **3,994 (A)**
LOT(src): **3,329/0.0764 (A)**
PARKING SPACES: **2**
YEAR BLT(src): **2010 (ASR)**
SUB TYPE: **DPLX (D)**
DOM / CDOM: **234/234**

STATUS: **Closed**

SALE TYPE: **STD**
ML#: **SB20018147**
B TRACT / MODEL:
VIEW: **Yes**
POOL / SPA: **No/No**
AREA: **142 - Manhattan Bch
Sand**

LIST/CLOSE:
\$13,999,000/\$10,500,000 ↓

PRICE PER SQFT: **\$2,628.94**
ORIGINAL \$: **\$18,500,000**
COOLING: **Central Air**
HEATING: **Forced Air**
STORIES: **Three Or More**
HOA: **\$0**

LIST DATE: **02/11/20**
PURCHASE CONTRACT: **10/02/20**

CLOSE DATE: **11/12/20**
CLOSE PRICE: **\$10,500,000**

CONCESSIONS: **\$0**
TERMS: **Cash, Cash to New Loan**

For those who seek an exceptional lifestyle—look no further. Manhattan Beach is considered some of the most desirable real estate in Southern California. This custom built home is located in arguably the best block of the world-famous Strand and has incredible panoramic views that expand from Palos Verdes to Malibu, and even includes the iconic Manhattan Beach Pier. Surrounded by luxury, imagine entertaining friends and preparing culinary treats for family from your awe-inspiring chef's kitchen; appointed with sparkling countertops, top of the line appliances, built-in banquette seating, and an expansive center island serves as a focal point for gatherings. Warm brazilian cherry wood floors, artisan custom mahogany doors and 3 stop elevator adorn the interior and add to the allure. On the top level you will find dual suites with ocean views beyond belief—fall asleep to the memorizing sounds of the surf; this is the ultimate for rest and rejuvenation. On the lower level an expansive family room with fireplace, kitchenette, guest bedroom and bath. Glass sliding doors reveal endless ocean views and the sand is only a step away. Guest will appreciate the separate 2 Bedroom, 2 Bath home with lovely kitchen, living room and ocean views from the suite. The juxtaposition of luxury and comfort is what you will find in this prominent property, all within the vicinity of upscale dining, trendy shopping and award-winning schools. Live the life you imagine, and Love Where You Live...

CUSTOMER SHORT:Residential ML#: SB20018147

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1534 The Strand, Hermosa Beach 90254 STATUS: **Closed**

Between 15th and 16th St



BED / BATH: **4/1,4,0,0**
SQFT(src): **2,809 (E)**
LOT(src): **2,392 sq. (E)**
PARKING SPACES:
YEAR BLT(src):
SUB TYPE: **SFR**
DOM / CDOM: **35/95**

SALE TYPE: **STD**
ML#: **19537642**
B TRACT / MODEL:
VIEW: **Yes**
POOL / SPA: **No/Yes**
AREA: **148 - Hermosa Bch Sand**

LIST/CLOSE:
\$9,999,000/\$8,700,000 ↓

PRICE PER SQFT: **\$3,097.19**
ORIGINAL \$: **\$9,999,000**
COOLING: **Central Air**
HEATING: **Central, Fireplace(s)**
STORIES:
HOA: **\$**

LIST DATE: **01/06/20**
PURCHASE CONTRACT: **02/10/20**

CLOSE DATE: **03/10/20**
CLOSE PRICE: **\$8,700,000**

CONCESSIONS:
TERMS:

This beach oasis set on The Strand is the epitome of luxury and perfect for a full time residence or second home. Upon entry it is clear that no expense was spared and every detail was meticulously thought out. Finishes include European imported oak flooring, raven black granite countertops and a custom floating steel staircase. The main level is comprised of a spacious living room with Fleetwood sliders that open up to a large enclosed deck just steps from the ocean. The vast open kitchen is complete with Thermador appliances, a wine dispenser, and a custom titanium mosaic tile backsplash. The second level features an expansive seating area, three bedrooms and a master suite with dual closets, a fireplace and patio overlooking the beach. The third level entertainment area includes a game room, separate zen garden deck and bar. Lastly a 700 sqft rooftop completes the fourth level and features a fire pit, jacuzzi, outdoor kitchen, custom seating area and views for miles.

CUSTOMER SHORT:Residential ML#: 19537642

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212 The Strand, Hermosa Beach 90254 STATUS: Closed

LIST/CLOSE:

\$8,999,999/\$8,200,000 ↓

Hermosa Avenue and 2nd Street



BED / BATH: **5/1,4,1,0**
 SQFT(src): **4,403 (B)**
 LOT(src): **2,374/0.0545 (A)**
 PARKING SPACES: **3**
 YEAR BLT(src): **2019 (BLD)**
 SUB TYPE: **SFR (D)**
 DOM / CDOM: **181/1048**

SALE TYPE: **STD**
 ML#: **SB20000113**
 B TRACT / MODEL:
 VIEW: **Yes**
 POOL / SPA: No/No
 AREA: **148 - Hermosa Bch Sand**

PRICE PER SQFT: **\$1,862.37**
 ORIGINAL \$: **\$9,999,999**
 COOLING: **Central Air**
 HEATING: **Zoned**
 STORIES: **Three Or More**
 HOA: **\$0**

LIST DATE: 01/01/20

CLOSE DATE: 07/28/20

CONCESSIONS: **\$205,000**

PURCHASE CONTRACT: 06/30/20

CLOSE PRICE: **\$8,200,000**TERMS: **Cash to New Loan, Submit**

NEW construction in prime beachfront location! Another fabulous build by developer, Demetrius Doukoullos of Acropolis/Delphi Properties. Architecture by Tomaro Design Group. Stunning new Contemporary tri-level home on Hermosa Beach Strand. Gorgeous property with high-end, designer finishes with 5 bedrooms, 5.5 bathrooms and approximately 4,403 SF of luxury living space. Entry level features open floor plan with gourmet kitchen, dining room and Great Room with fireplace (marble tile hearth). Bi-folding doors in Great Room open completely for indoor/outdoor living, expanding to large patio with fire pit -- great place to entertain with amazing ocean views. Kitchen includes stone slab island and stone slab counter with backsplash, walk-in pantry, and warming drawer below oven. Powder room adjacent to formal dining room and office/bedroom with bath. Top level features 3 bedroom suites, a laundry room and a spacious Master suite with sitting area, fireplace, walk-in closets, master bath with dual sinks, free-standing tub, and steam shower. Two additional bedrooms with bathrooms complete the top level. The basement level features a game room, a pre-wired room designated for theater, wine room and bar, and guest bedroom with bath. Other features include French doors, skylights, double-glazed windows, built-in cabinets and shelves, stone tile in showers, tankless water heater, A/C and elevator.

CUSTOMER SHORT: Residential ML#: SB20000113

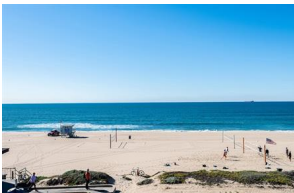
Printed by Ellis Posner, State Lic: 01416970 on 02/26/2022
1:45:23 PM**2304 The Strand, Manhattan Beach 90266**

STATUS: Closed

LIST/CLOSE:

\$7,950,000/\$7,400,000 ↓

Marine to Ocean, plenty of room to park on driveway of this property! If cars there, honk! Might be a neighbor.



BED / BATH: **3/2,0,1,0**
 SQFT(src): **2,360 (A)**
 LOT(src): **3,497/0.0803 (A)**
 PARKING SPACES: **6**
 YEAR BLT(src): **1965 (ASR)**
 SUB TYPE: **SFR (D)**
 DOM / CDOM: **335/335**

SALE TYPE: **STD**
 ML#: **SB19013782**
 B TRACT / MODEL:
 VIEW: **Yes**
 POOL / SPA: No/No
 AREA: **142 - Manhattan Bch Sand**

PRICE PER SQFT: **\$3,135.59**
 ORIGINAL \$: **\$9,950,000**
 COOLING: **None**
 HEATING: **Central**
 STORIES: **Three Or More**
 HOA: **\$0**

LIST DATE: 01/18/19

CLOSE DATE: 03/03/20

CONCESSIONS: **\$0**

PURCHASE CONTRACT: 01/13/20

CLOSE PRICE: **\$7,400,000**TERMS: **Cash to New Loan**

Conveniently located between Marine Street and Bruce's Beach, the area encourages an active outdoor lifestyle with a park of rolling grass and a popular surf spot. The fireplace and eco-friendly bamboo style flooring in the living room, create an inviting place to relax or entertain a small or large group. A picture window in the dining room provides more beach views to make meals memorable. The galley kitchen has stainless steel appliances, granite countertops, glass backsplash, and of course, more glimpses of the ocean. A breakfast bar separates the kitchen from the spacious family room, which opens to a private courtyard that provides an intimate area for outdoor living. A powder bath and laundry room are also conveniently located on the main level. The top level includes all three bedrooms and additional storage closets. Wake up and visit the balcony of your master bedroom and you'll see unobstructed views from Palos Verdes and Catalina, to Malibu. The Master Suite includes walk-in closet plus an additional closet with built-ins. The Master Bath includes a convenient makeup vanity and separate double sinks. The second bedroom has a walk-in closet, attached shared bathroom and balcony overlooking the courtyard. The beach level has an outdoor patio for easy access to the beach, ample storage, and tons of potential! Park your cars and toys in the 3 car garage, and guests can take advantage of 3 additional parking spaces in the driveway. Easy access to freeways and LAX.

CUSTOMER SHORT: Residential ML#: SB19013782

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3004 The Strand, Manhattan Beach 90266

Rosecrans, left at The Strand



BED / BATH: **4/1,2,1,0**
SQFT(src): **3,348 (A)**
LOT(src): **3,489/0.0801 (A)**
PARKING SPACES: **5**
YEAR BLT(src): **1960 (PUB)**
SUB TYPE: **SFR (D)**
DOM / CDOM: **0/30**

STATUS: **Closed**

SALE TYPE: **STD**
ML#: **LG20072722**
B TRACT / MODEL:
VIEW: **Yes**
POOL / SPA: **No/No**
AREA: **142 - Manhattan Bch Sand**

LIST/CLOSE:
\$9,495,000/\$7,000,000 ↓

PRICE PER SQFT: **\$2,090.80**
ORIGINAL \$: **\$9,495,000**
COOLING: **None**
HEATING: **Radiant, Electric**
STORIES: **Three Or More**
HOA: **\$0**

LIST DATE: **04/13/20**
PURCHASE CONTRACT: **04/13/20**

CLOSE DATE: **06/18/20**
CLOSE PRICE: **\$7,000,000**

CONCESSIONS: **\$0**
TERMS: **Cash, Cash to New Loan**

This uniquely ornamented ocean front house (duplex) that has long been familiar to Strand walkers. Designed by the owners, Marian and John Scott, in the International Mid Century Modern style, one of the first in welded steel, taking full advantage of its coastal location. Two 8ft wide cantilevered decks are flanked by architectural panels for both privacy and a wind break, consisting of handcrafted verdigris copper and stained glass insets. In the upper street level an enclosed atrium features a reflection pond and is open to the sky. Stationary and plate glass doors reach from floor to ceiling to maximize space and ocean views. The master bedroom is cantilevered over the living room continuing the open space. The three stories facing the ocean accommodate two spacious decks, one for the apartment below and the other for the main house above. A unique indoor-outdoor lifestyle is achieved with upper and lower pass-through elements open to the atrium serviced by an additional exterior staircase, as shown in the photos. The sand level lower unit has 2 bdrms, 1 bath, living rm and kitchen. The main house has a bedroom and bath and living area on the first floor with the master suite upstairs. Also upstairs, a half bath, studio and study/den. 3 blocks No. of Bruce's Beach. Original condition. The Scott house received a State Historic Landmark designation and added to the State Registry in 2009. This home is a candidate for a Mills Act application with reduced property tax.

CUSTOMER SHORT:Residential ML#: LG20072722

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22 The Strand, Hermosa Beach 90254

Lyndon Street & Hermosa Ave



BED / BATH: **4/3,1,1,0**
SQFT(src): **3,600 (A)**
LOT(src): **2,554/0.0586 (A)**
PARKING SPACES: **6**
YEAR BLT(src): **2001 (ASR)**
SUB TYPE: **SFR (D)**
DOM / CDOM: **193/193**

STATUS: **Closed**

SALE TYPE: **STD**
ML#: **SB19082527**
B TRACT / MODEL:
VIEW: **Yes**
POOL / SPA: **No/No**
AREA: **148 - Hermosa Bch Sand**

LIST/CLOSE:
\$5,990,000/\$5,610,000 ↓

PRICE PER SQFT: **\$1,558.33**
ORIGINAL \$: **\$6,495,000**
COOLING: **None**
HEATING: **Forced Air**
STORIES: **Three Or More**
HOA: **\$0**

LIST DATE: **04/18/19**
PURCHASE CONTRACT: **10/28/19**

CLOSE DATE: **01/13/20**
CLOSE PRICE: **\$5,610,000**

CONCESSIONS: **\$0**
TERMS: **Cash, Cash to New Loan**

Wake up every morning to spectacular ocean views and fall asleep every night to the soothing sound of the waves gently crashing on the shore. Perfect as a primary residence, or a 2nd Home. This corner lot Strand home in Hermosa Beach boasts views of the Pier, the Pacific Ocean and Malibu on the horizon. Designed and built with comfort in mind, the main living area sits above The Strand in a way that affords more privacy than you would expect. It also features a custom built bar designed for you and your guests to enjoy the never ending Ocean Views with a cocktail in hand. With rich tones throughout, the interior exudes a cozy warmth. Surrounded by lush vegetation on the north side, you feel as though you are in your own private oasis. Six parking spots provide convenient parking for you and your guests, much needed during the summer and on holiday weekends. Other amenities include a workout room, 3 fireplaces, newly redone counter tops and hardwood floors.

CUSTOMER SHORT:Residential ML#: SB19082527

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12 The Strand, Hermosa Beach 90254

STATUS: Closed

LIST/CLOSE:

\$5,100,000/\$4,800,000 ↓

Between 2nd St and Herando



BED / BATH: **3/3,0,1,0**
 SQFT(src): **2,693 (A)**
 LOT(src): **2,552/0.0586 (A)**
 PARKING SPACES: **2**
 YEAR BLT(src): **1987 (ASR)**
 SUB TYPE: **SFR (D)**
 DOM / CDOM: **46/46**

SALE TYPE: **STD**
 ML#: **SB20073383**
 B TRACT / MODEL:
 VIEW: **Yes**
 POOL / SPA: No/No
 AREA: **148 - Hermosa Bch Sand**

PRICE PER SQFT: **\$1,782.40**
 ORIGINAL \$: **\$5,600,000**
 COOLING: **None**
 HEATING: **Central**
 STORIES: **Three Or More**
 HOA: **\$0**

LIST DATE: 04/13/20

CLOSE DATE: 07/23/20

CONCESSIONS: **\$0**

PURCHASE CONTRACT: 05/29/20

CLOSE PRICE: **\$4,800,000**TERMS: **Cash, Cash to New Loan, Owner May Carry**

Own a piece of The Strand! Unique opportunity to purchase now and rehab later, or enjoy the amazing architecture of this fine home. Situated a few homes up from the beginning of The Strand - this house benefits from being walking distance to the King Harbor Marina and The Bay Club Fitness Center.. Imagine having a beautiful home on the Sand and walking to the Marina to access your Yacht and passing your 5 Star Fitness Club for a workout in between. Sounds too good to be true ? Add in Dinner at the Chart House as that is steps away from all the action. The layout of this unique home has a master suite on the 3rd Floor (accessible by elevator or stairs), which has its own balcony facing the ocean and a huge patio in the rear to have a jacuzzi and/or BBQ set up for private entertaining. 2nd Floor has 2 large bedrooms, a full bath and a 1/2 bath as it also features the Kitchen and Living Room and a large balcony that fronts the beautiful Pacific Ocean.. 1st Floor - this is your entertaining floor. A huge area with built in couches & a 9 person Bar to serve up your favorite cocktails while enjoying the ocean front patio of The Strand.. This part of the house is perfect for entertaining while keeping your guests separate from the main house. It is also elevator served and can boost you up in its cool glass elevator - straight to the 3rd fl private master suite or the kitchen located on the 2nd floor. Laundry and a full bath is also on the 1st floor

CUSTOMER SHORT:Residential ML#: SB20073383

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1:45:23 PM**1208 The Strand # B, Manhattan Beach 90266**

STATUS: Closed

LIST/CLOSE:

\$4,499,000/\$4,200,000 ↓

Just North of Manhattan Beach Blvd



BED / BATH: **2/2,0,0,0**
 SQFT(src): **1,190 (A)**
 LOT(src): **3,317/0.0761 (A)**
 PARKING SPACES: **2**
 YEAR BLT(src): **1969 (ASR)**
 SUB TYPE: **CONDO (A)**
 DOM / CDOM: **6/60**

SALE TYPE: **STD**
 ML#: **SB20234842**
 B TRACT / MODEL:
 VIEW: **Yes**
 POOL / SPA: No/No
 AREA: **142 - Manhattan Bch Sand**

PRICE PER SQFT: **\$3,529.41**
 ORIGINAL \$: **\$4,499,000**
 COOLING: **Zoned, Heat Pump**
 HEATING: **Zoned, Heat Pump**
 STORIES: **One**
 HOA: **\$0**

LIST DATE: 11/06/20

CLOSE DATE: 12/01/20

CONCESSIONS: **\$5,000**

PURCHASE CONTRACT: 11/12/20

CLOSE PRICE: **\$4,200,000**TERMS: **Contract**

An incredible opportunity to live directly on The Strand! This upgraded, modern unit provides unobstructed views of the ocean as far as the eye can see. Only a few feet to the sand with the Manhattan Beach Pier in the near distance, this extensively remodeled unit boasts high-end finishes throughout. As you enter, the bright and open floorplan guides your eyes straight through the double sliding glass doors directly to the ocean. The elegant living room with dining area steps out onto the balcony with amazing panoramic views which is elevated above The Strand providing added privacy. The well-appointed kitchen features bar seating, Wolf range, custom cabinetry, and Carrara marble back splash. The main suite includes dual closets and a sophisticated bathroom with tiled walls and glass shower. Additional second bedroom with natural light and designer guest bath. This is 1 of 3 units in a newly remodeled building. Relish in the added features of a two-car garage, in unit laundry, AC, secured entrance, dual pane windows, and wood plank flooring. Enjoy warm ocean breezes in this refined condo in the Sand section of downtown Manhattan Beach. Be a part of a vibrant oceanside community with boutique shops, acclaimed eateries, and a true local feel.

CUSTOMER SHORT:Residential ML#: SB20234842

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