

# Hamptons

INTERNATIONAL



**7020 La Presa Dr, Hollywood, CA 90068**

4 🏠 5 🚗

**£3,370,000**

**(\$4,495,000)**

## Property details



### Key features

- **Cooling: Central A/C**
- **Special Program: Global Luxury**

### Attributes

-  **Garage**
-  **Garden**
-  **Refurbished**

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## Description

Completed in 2024, current owners thought this was their "forever home" and spared no expense during this \$2.25 million renovation: NEW ROOF, NEW ELECTRICAL, NEW PLUMBING, NEW WINDOWS, NEW DOORS, NEW STUCCO, NEW HVAC AND WATER HEATER, NEW OWNED SOLAR AND WHOLE HOUSE BATTERY BACKUP, NEW KITCHEN AND BATHS, NEW FLOORING, NEW SECURITY SYSTEM, EXTENSIVE INSULATION and more. Five pylons, structural steel, grade beams and shear wall provide unexpected structural integrity behind the walls and under the floors. Everything adds up to LOW MAINTENANCE, LOW UTILITIES AND SEISMIC STABILITY for this historic home. All work was permitted and inspected. Ask for the extensive list of upgrades and details. This extraordinary home offers amazing value for buyers who want a turnkey luxury home without the issues that often accompany a "flipped" house that looks nice until you find out what wasn't actually done in order to maximize the seller's profit. This 1931 Spanish Colonial estate in Hollywood's famed Outpost Estates offers panoramic views of Los Angeles and was completely rebuilt and restored to blend the grandeur of the home's past with the modern luxuries of today. The custom front door leads to the main level with the living room, eat-in kitchen, and formal dining room. The "chef's kitchen" is a culinary haven with a 9-foot island and walk-in pantry. Top-of-the-line Miele, Wolf and Sub-Zero appliances are synergistically installed into custom-designed cabinets. European white oak flooring is present throughout the house with the dining room laid in a spectacular herringbone pattern. The dramatic living room and primary bedroom have reconstructed balconies overlooking the city and gardens. All bathrooms are uniquely designed with custom tile work and furniture-grade vanities. The primary bedroom with sitting room and huge walk-in closet, and secondary bedroom offer en-suite baths with heated floors and bidets. Each room has been deliberately renovated to provide modern luxury of the highest quality. Bowers and Wilkins speakers are in every room throughout the house. The level below features a family room with surround sound, a wet bar, and accordion glass doors leading onto the terrace. The lower level has two additional bedrooms with en-suite baths with one designed as a purpose-built office for remote work. A new 960+ bottle wine cellar completes the experience. The new custom-tiled roof with rigid foam insulation, new custom windows and doors with double and triple panes of low-E glass, new HVAC, new on-demand water heater, along with new appliances, ensure low maintenance and make this home energy-efficient. Whole-house water filtration and softening along with the automatic leak-detection system offers peace of mind and an insurance discount. Much of the electricity is derived from the new owned solar energy system with whole-house three-battery backup; there is a 50 Amp Level 2 charger in the garage. Every room is wired for Ethernet with mesh Wi-Fi and five 4k security cameras. Homes of this caliber rarely come on the market. A truly flawless property that must be seen!

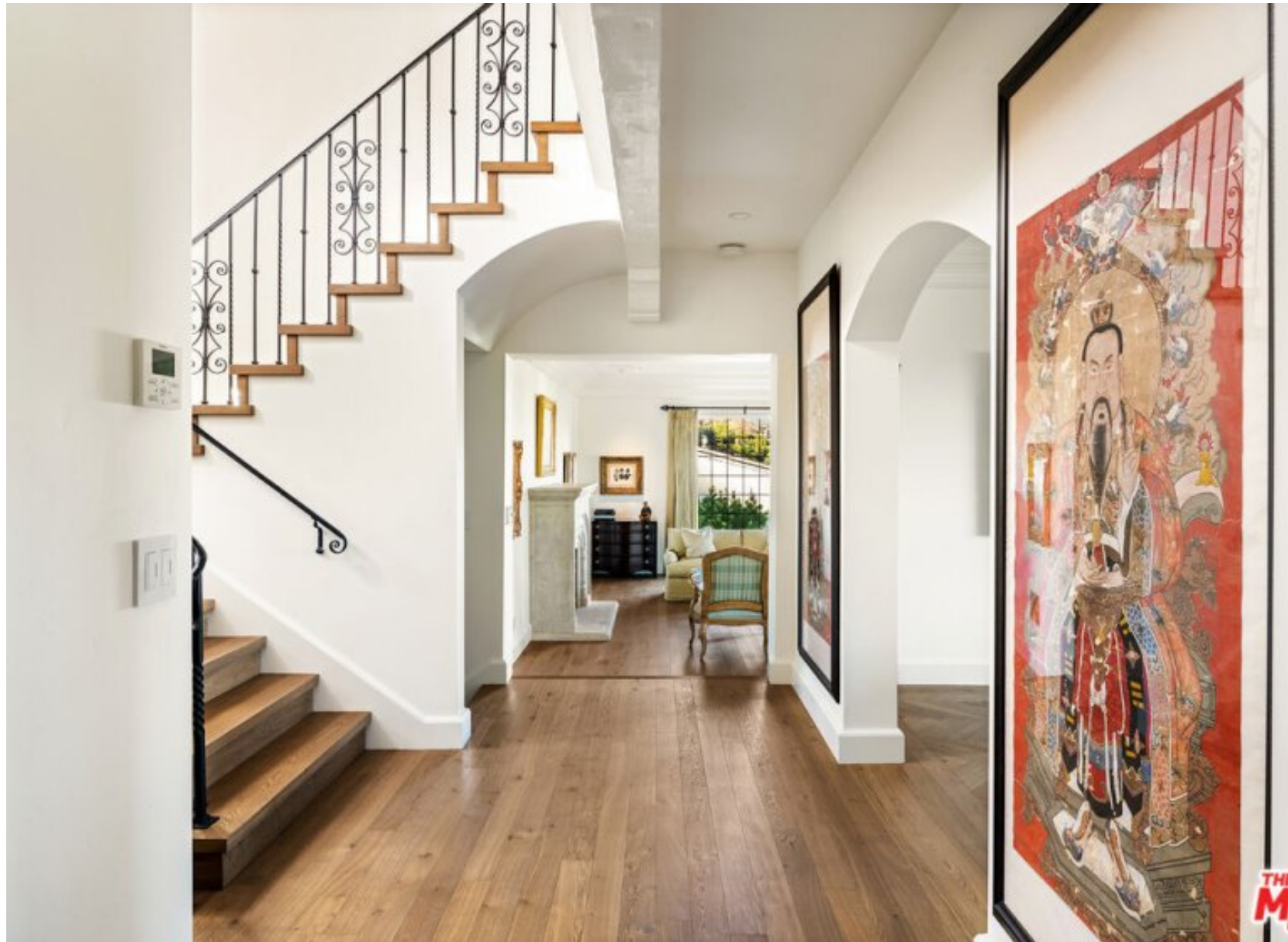
















































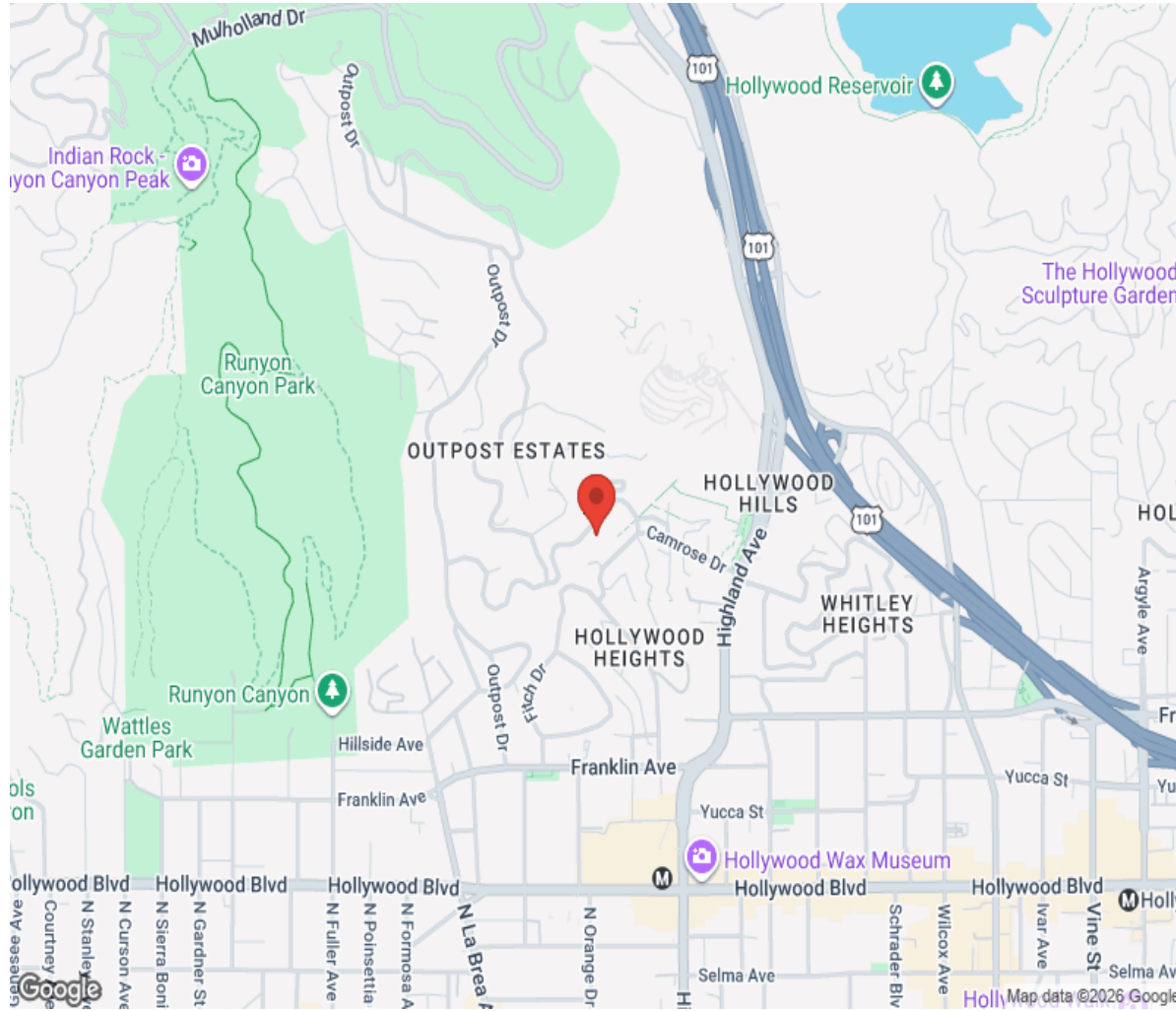








# Location



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INTERNATIONAL

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