

\$3,100,000 - 3004 Alma Avenue, Manhattan Beach

MLS® #SB20158232

\$3,100,000

5 Bedroom, 5.00 Bathroom, 3,169 sqft
Residential on 0 Acres

N/A, Manhattan Beach, CA

Situated right in the heart of the HIGHLY sought after Manhattan Beach Sand Section and on one of the highest points in the area, this large legal duplex sits on a coveted East/West, Street-to-Alley, oversized R2 lot. Options, options, options.....there are many. INCOME PROPERTY? Buy and hold current duplex as an income producing property with major appreciation upside, consisting of a 3 bed and 3 bath 2,000 sq ft front house with 2 car garage PLUS two more spots, ocean view, patio, deck, and interior attic/loft area. The rear unit on Vista is 2 beds and 2 baths in 1,040 sq ft with roof deck and large storage/bonus room off the huge 3 car garage. BUILD YOUR DREAM HOME? You can do that too!

Potential for a 6,000+ sq ft single family home with ocean views.

INVESTMENT/DEVELOPMENT DEAL? This 33' x 105' R2 zoned lot can accommodate two 2,400+ sq ft townhomes with views!. The possibilities are too good to pass up! Just 4 short blocks to one of the best beaches in California and an easy stroll to downtown, North MB, and award winning Grandview elementary school.

NOTE; Due to new State and City zoning and building laws, this duplex has now become an ultra valuable asset. Talk to your agent and/or the city regarding these guidelines.

Built in 1964



Key Details

Year Built	1964
Days on Market	131
Combined DOM	250
Close Date	February 18th, 2021
Status	Closed
Current Price	\$3,100,000
Orig. list price	\$3,299,000
Date Listed	August 27th, 2020
MLS® #	SB20158232
APN	4176014013

Additional Info

Stories	Two
Parking Spaces	4
Garage Spaces	4

Community Information

Area	142 - Manhattan Bch Sand
Subdivision	N/A
Zip Code	90266
County	Los Angeles

School Information

Elementary	Grand View
Middle	Manhattan Beach
High	Mira Costa
District	Manhattan Unified

Exterior

Lot Description	Rectangular Lot
Lot Size (sq. ft.)	3,570
Lot Size (acres)	0.08
Pool	None

Amenities

View	Ocean
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Interior

Interior Features	Utility Room
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Square Footage	3,169
Bedrooms	5
Bathrooms	5.00
Full Baths	5
Cooling	None
Fireplace	Yes
Fireplaces	Family Room

Listing Details

Listing Agent	Jeremy Shelton (01416145)
Listing Office	Strand Hill Christies International Real Estate

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