

1226 10th St, Manhattan Beach, CA 90266

Main House: 3 bedrooms, 2.5 bathrooms, 2,034 sf

Mother-in-law Qtrs.: 1,100 sf, 1 bedroom, 1 bathroom, kitchen, living room, deck, yard access

Studio/Home Office: 300 sf, separate entrance/access, private bath

3 Car, side by side garage with plenty of off-street parking

7,505 sf lot with 25 x 50 rear yard area

This is a rare opportunity to obtain a property that can comfortably accommodate today's expanded family living arrangements as well as work-at-home requirements. This property features a 2,034 sf main house with 4 bedrooms, 2.5 baths, and a spacious, 1,100 sf detached 1 bed, 1 bath apartment; perfect for those needing in-law quarters nearby! For those seeking space with a completely private entrance for home office, there is a 300 sf bonus studio with closet and bath.

Inside the main home, tall vaulted ceilings in the living room enhance the open entertaining areas. Custom built-ins offer fantastic storage and organization options, and a floor to ceiling white, brick fireplace is a great focal design point to this inviting space. The formal dining area opens to the living room seamlessly engaging guests and family alike. Built-in buffet cabinets add a functional design element to this formal area.

The sunny and bright kitchen has a breakfast corner and a built-in home management station, and it opens to garage area and the rear of the property; convenient for easily unloading groceries and bulk items right to the kitchen and garage! A formal powder room is found just off of the living area as well as a main floor bedroom.

Step up to the 2nd bedroom and then down the hall to the separated master suite. A 3/4 bath with walk-in shower and linen storage is located on this level. The expansive master suite features his & hers closets and a large master bath also with convenient built-ins for linen storage.

The detached in-law quarters feature a kitchen with pantry, a large, full bath, 1 bedroom with walk-in closet & a living room and dinette area. It has high vaulted ceilings, A/C, a laundry room inside the unit, and a private, 90 sf deck that steps down to the 25 x 50 rear yard.

The 300 sf bonus studio has a completely separate entrance from the main house and features what could be a combined bedroom/living area, mirrored closet doors and a private bath. This space is also ideal for a separated "man cave", home gym, art studio, private quarters for guests, or a semi-private space for a young adult temporarily returning home.

The oversized, side-by-side 3 gar garage and deep driveway is a huge added bonus to this property, offering plenty of storage options and parking for residents and guests alike. Recently added solar on the main house helps to keep utility costs efficient. Two new water heaters have also just been upgraded.

- Buyer to verify all information at buyer's discretion