

Property Features and Amenities List | 26051 Marina Dr., Rolling Hills Estates, CA 90274

Beautiful Marloma Neighborhood, “Preserving its rural residential character and high quality of life!”

- Price: \$1,389,000.00 | Property is being sold in its As-Is Present Condition | No Repairs will be made
- Peek of Mount Baldy and City Light Views from the front with a small view of the Santa Monica Bay to the side
- Great opportunity. First time on the market in over 50 years! Classic Mid-Century Ranch style
- Welcome to this 4 Bedroom, 2 Bath Marloma Neighborhood home with a custom floor plan
- Great curb appeal | Quiet street | No through traffic | Check the Expansive Front Yard!
- The Entrance door is a classic double Dutch door. Remember the kind where the upper portion swings open!!
- There is a large family room with hard wood floors with French doors which open to the rear patio
- And enjoy the high vaulted ceiling with exposed wood beams. Front yard facing windows add light
- Walk up a few step to the Living Room with a wood ceiling, Fireplace with mantle, and a rich wood Bookshelf
- Living Room has a wood window seat where you can curl up to read a book and enjoy the window views
- A centrally located kitchen is a delight for the cooks of the family. It has loads of potential!
- The hallway adjoins the four bedrooms. There are three standard rooms and the fourth is the Master Bedroom
- A Hallway bathroom features two sinks, a shower and two access doors for guests and family
- An ensuite Master bedroom has French Doors and access to the backyard. Very well designed
- Master Bath with closets & dressing area is very private. There is a quiet garden outside the sunken tub/shower
- A much appreciated inside laundry room with water heater is close by and very convenient
- Explore the oversized upward sloping generous sized backyard with changing light views above the tree lines!
- Could the backyard support a sports court, a swimming pool, with walking paths, the choice is all yours!
- The separate detached two car garage is the perfect place for your workshop, cars, and all things mechanical!
- There is a newer flat tile roof that certainly appears to be top caliber. Buyer to please verify!
- The windows also evoke a country theme and add to the charm of this mid-century country style home
- Great Curb appeal with large concrete driveway, expansive grass covered front yard, with PV Stone walkway
- There is a front yard tree. How about a nice tree swing?
- The home is equipped with a central gas furnace system. Buyer to verify. Sold in As-Is condition
- Living Area: 2,316 sq. ft. | Lot Area: 16, 746 sq. ft. | Los Angeles County Assessor. Buyer to verify
- Close to Award Winning Palos Verdes Schools including elementary, middle, and the two high schools
- Near Peninsula Center, Promenade On The Peninsula with 13 movie theatres and boutique shops
- Wide Variety of Restaurants | Palos Verdes Art Center | Horseback Riding | Terranea Resort | Many Golf Courses
- Wonderful Parks and Sports Fields in close proximity including | Baseball | Soccer | Tennis | Basketball
- Close to Freeways and Employment Centers | 30 minutes to LAX | Convenient to Downtown LA and Long Beach
- Easy Drive to Major League sports teams: Rams, Dodgers, Angels, Lakers, Clippers, Kings, Galaxy, and Ducks
- Cultural Arts such as Disney Concert Hall, Ahmanson Theatre, Dorothy Chandler Pavilion, and the Norris Theatre
- Owner is offering the property on a strictly As-Is Condition. Buyer is advised to conduct their own inspections
- City Info: <http://ci.rolling-hills-estates.ca.us/community/city-info>
- City history: <http://ci.rolling-hills-estates.ca.us/community/history-of-rolling-hills-estates>