

# \$1,599,000 - 478 Saint Anns Drive, Laguna Beach

MLS® #LG23044053

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**\$1,599,000**

1 Bedroom, 1.00 Bathroom, 516 sqft  
Residential on 0 Acres

The Village (VIL), Laguna Beach,

Welcome to 478 St. Anns Drive, a charming and delightful cottage that is nestled in the heart of Laguna Beach's Village. This home, which has been cherished and cared for by its current tenant for over three decades, is truly one of a kind. With a living area of 516 square feet, the property boasts 1 bedroom, 1 bathroom, a cozy living room, and a lovely kitchen. But the true gem of this property is the expansive rear deck, where one can indulge in peaceful moments while basking in the serenity of the surrounding environment. However, the property's greatest value lies in its size and zoning. Spanning 4,800 square feet, the lot is zoned R-2, offering multiple possibilities for its next owner. This presents an extraordinary opportunity to expand, renovate, or even rebuild a new home or even a duplex on this exquisite property. The R-2 zoning allows for versatile options that cater to a wide array of preferences, and its prime location in the Village only adds to its allure. This stunning property presents an incredible opportunity to own a slice of paradise in one of the most desirable areas of Laguna Beach. Whether you are looking to create your dream home, duplex or simply to invest in a piece of real estate, this charming cottage is a true gem.

Built in 1925

## Additional Information



City	Laguna Beach
County	Orange
Zip	92651
MLS® #	LG23044053
Bedrooms	1
Bathrooms	1
Square Ft	516
Lot Size	0.11
Neighborhood	The Village (VIL)
Levels	One
School District	Laguna Beach Unified
HOA Dues	\$

### **Listing Details**

Listing Agent	Marcus Skenderian
Provided By:	Coldwell Banker Realty

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