

# \$7,999,000 - 825 Ocean,

MLS® #SB23083610

## \$7,999,000

Bedroom, Bathroom, 11,257 sqft

Lot / Land on 0 Acres

N/A, , CA

Breathtakingly located on a bluff overlooking the sparkling Pacific Ocean, 825 Ocean Avenue is an unprecedented opportunity to build your coastal dream estate (pending city approval) on Santa Monica's prestigious Ocean Avenue. One of Los Angeles, California's most iconic locations. No one comes to LA without driving past this infamous stretch of the coast. This 11,257 SF lot with SMR3 zoning currently houses a 2-story, 6,593 SF structure previously utilized as an assisted living community. Built in 1951, this structure includes 20 individual suites, including 3 450 SF, ocean-view penthouse units renovated in 2020/2021. With tremendous view potential and a truly iconic location within easy walking distance of world-renowned shopping, dining & nightlife, 825 Ocean Avenue is the blank canvas your dreams have been waiting for. Whether your goals include multi-family redevelopment, a luxury condo development, land banking or a future dream home, this Santa Monica gem is the answer. Note: believe it or not, a second ocean-view property of similar size (11,202 SF) and opportunity is available just 4 blocks north at 413 Ocean Avenue. Take a look at both before deciding which of these bluff top beauties speaks to you the most.



## Additional Information

County

Los Angeles

Zip	90403
MLS® #	SB23083610
Square Ft	11,257
Lot Size	0.26
Neighborhood	SANTA MONICA (90403)

## Listing Details

Provided By: eXp Realty of California, Inc

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