

# \$499,000 - 2415 Van Ness Avenue 304, San Francisco

MLS® #423907038

**\$499,000**

0 Bedroom, 1.00 Bathroom, 631 sqft  
Residential on 0 Acres

Cow Hollow, San Francisco, CA

If you've been dreaming of space but limited by your budget, THIS is the condo you've been waiting for! The thoughtfully designed floorplan allows for room to work or entertain guests without sacrificing the peace of a private sleeping area. An ideal first home or pied-a-terre, this Jr 1BD/1BA quiet interior courtyard unit highlights a spacious living area suited for hosting friends for a get-together or even a sit-down dinner. The sleeping nook is tucked away for extra privacy and an efficiently appointed eat-in kitchen completes the home.

Newly replaced dual-paned windows, paint, and flooring adds a refreshed look and feel. A private storage closet sits right next to the unit's entrance for easy and convenient access. The building features a shared laundry area and backyard great for entertaining. New renovations to the building include interior carpet and fresh interior and exterior paint highlighting the classic San Francisco architectural details. Stroll to Fort Mason and Lafayette Park, or indulge in the City's ultimate fine dining and cheap eat destinations (from House of Prime Rib to Nick's Crispy Tacos) - the very best of City living is right here!

Built in 1926

## Essential Information

MLS® # 423907038

Price \$499,000



Bathrooms	1.00
Full Baths	1
Square Footage	631
Acres	0.13
Year Built	1926
Type	Residential
Sub-Type	Condominium
Status	Active

## Community Information

Address	2415 Van Ness Avenue 304
Area	SF District 7
Subdivision	Cow Hollow
City	San Francisco
County	San Francisco
State	CA
Zip Code	94109

## Additional Information

Date Listed	December 14th, 2022
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## Listing Details

Listing Agent	Vanessa R Gamp
Provided By:	Willowmar Real Estate

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