



LUXURY
COLLECTIONSM



875 Comstock Avenue Penthouse - A
Westwood



Once in a great while does an expansive Penthouse such as this become available on Los Angeles' famed Wilshire Corridor. Now for sale for the first time in over forty years, this very special condominium home offers an unusual amount of elegant, sun-bathed space with dazzling forever views from most every room.

The wide and welcoming formal foyer is ideal for showcasing art. In the north wing, find a very spacious, well-planned kitchen with a butler's pantry and a sweet breakfast area. Adjacent is the large formal dining room with seating for twelve and access to the northern terrace, with its serene views of the Los Angeles Country Club greens, its views of the wooded mountains and hills and its views of the beautiful Bel-Air and Holmby Hills residential neighborhoods to the north. There's also an open family room in this wing, perfect as an office or as a casual TV room.





The south wing features a vast living room complete with a fireplace and a very pub-like, sit-down bar. The large southern terrace is accessed here and is the perfect spot for lounging comfortably while taking in the dramatic, sparkling city lights vistas stretching all the way to the ocean. This wing also features a second kitchen and a laundry area.



The primary suite is enormous and private with its own sitting room, its dual baths and its dual closets. Equally private is the ensuite guest bedroom. Two guest powder baths and an abundance of storage space complete this fabulous floor plan.

Since this home is the product of having combined two units many years ago, there is flexibility in the floorplan should one wish to potentially capture additional bedrooms or make other changes.

The very central location is quite proximal to UCLA and to Beverly Hills, Westwood, Century City and Brentwood and all the fine shopping and dining each area affords. Coveted inclusion in the Warner Avenue Elementary School district.

The Wilshire Comstock is a well-regarded, full-service building with around the clock doormen. Its location is extra special since ingress and egress is on quieter Comstock Avenue versus on busy Wilshire Boulevard.





875ComstockPHA.com



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PROPERTY FACTS

- Wilshire Comstock
- 2 Bedrooms
- 5 Bathrooms
- 3,518 SF Living Area
- Ingress/Egress via Comstock Avenue
- Full Service Building

