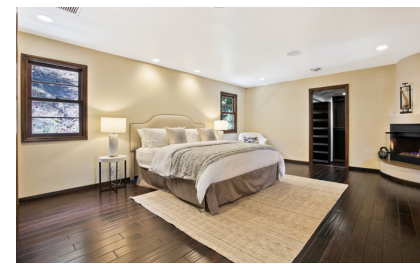


ESCAPE TO TUSCANY IN STUDIO CITY

12320 Laurel Terrace Avenue



5 Beds • 6 Baths • 3643 SF • 9124 SF Lot • Playroom/Maids suite • Large lot • \$1,895,000

Completely reimagined with an architect and designer's attention to detail, this exquisite home is on a coveted LARGE lot (9,123 SF) in the "Silver Triangle" neighborhood of Studio City, South of the famed Ventura Blvd. Impeccably rebuilt home (in 2008) is an Entertainer's delight with multiple outdoor areas, fountains and an effortless flow from indoors to out. Picturesque charming characteristics abound-from a wrought-iron staircase, coved archways to wallpaper-while modern amenities, including built-in surround sound, NEST thermostat, and luxurious finishes make this a must-have family home. This 3,623 SF home boasts 5 BD, four of which have ensuite baths and generous closets with custom built-in's.

An outstanding chef's kitchen with top of the line finishes, commercial grade refrigerator, custom stone countertops, an inviting breakfast nook and Gaggenau appliances, including a 24 bottle wine fridge, gas & electric burners. The kitchen opens to the dining room, as well as an outdoor living space. Spacious & airy living room with cream sandstone and glass fireplace, huge viewing window and outdoor patio area with fountain and cozy garden space. On this main level there are 2 bedrooms, one of which offers vaulted ceilings, skylights and gorgeous natural light.

Upstairs, the romantic and spacious master suite offers a serene fireplace, massive walk-in closet & decorative stone wall. The sumptuous master bathroom, rivaling the best 5 star hotel spas is complete with freestanding bathtub, open natural stone shower w/ 10 shower heads and digital interface, plus separate steam sauna and custom built-in cabinets. Also opens to a private balcony with tranquil vibes. Additional en suite bedroom with custom built-ins and an additional office with pocket doors on this floor. Both additional bedrooms have french doors and a balcony with hillside views. Also conveniently on the upper floor, is the laundry room, with more storage. This turnkey home's design has been curated w/ custom window treatments & wallpaper throughout much of the home.



NICOLE NASH
REALTOR® | DRE # 01399012

323.428.6398
NICOLE@NICOLENASH.COM
WWW.NICOLENASH.COM

www.12320laurelterrace.com

