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**CONDO FOR SALE**  
**WEST LA**  
11870 Idaho Avenue, #104  
West LA, CA 90025

ASKING PRICE:  
**\$869,000**

**360**  
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FOR 3D WALK-THROUGH  
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(310) 430-0818  
GARYLIMJAP@GMAIL.COM  
WWW.GARYLIMJAP.COM  
CALBRE #: 00927151

**Luxury Mediterranean Condominium in West LA**

2 bed + 2 baths condominium in West LA w/ ~1346 sqft. Located in an attractive 16 unit complex (Idaho Villas) built-in 1998, this front corner unit has only 1 common wall & an inviting lush courtyard, & a beautiful water fountain.

- ▶ Spacious floor plan w/ an entryway & hardwood floors throughout
- ▶ Enjoy your sunny days & barbeque in your large private patio terrace
- ▶ Wood shutters throughout the unit
- ▶ Stone gas fireplace in the living area
- ▶ Side-by-side laundry in its closet w/ lots of shelving
- ▶ Central heat/ac & Nest system
- ▶ Kitchen w/ granite countertops & newer stainless steel appliances
- ▶ Green bay window & breakfast bar
- ▶ Generous size bedrooms
- ▶ Master suite w/ sitting area & walk-in closet & another private patio
- ▶ Beautiful & well-maintained building w/ 2 car security parking & guest spots
- ▶ Extra storage in garage
- ▶ Homeowners dues include water & earthquake insurance
- ▶ Close proximity to UCLA & significant-tech Companies
- ▶ Close to shops, restaurants, & the vibrant Sawtelle Blvd cultural & culinary hub



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