

1222 HOLLYWOOD AVENUE | OAKLAND

## Elevated Living in Boutique Upper Glenview Condo

OFFERED AT **\$675,000**



1222HOLLYWOOD.COM

This chic and spacious one-bedroom, one-bath condo is perched above the city, offering serene hillside vistas and a peek of the Bay. One of just three units, it boasts a private entrance, its own oversized garage, in-unit laundry, and shared storage space. With a self-managed HOA and low monthly dues, it's an ideal blend of comfort and independence. Inside, you'll find generous rooms, hardwood floors, and abundant natural light throughout. The kitchen is stylishly updated with quartz countertops, a marble backsplash, stainless steel appliances, and new flooring. Dual-pane energy-efficient windows have been installed throughout the unit for comfort and efficiency. Garden enthusiasts will love the opportunity to dig in—residents enjoy access to both the shared front and backyard spaces. Commuting is a breeze with easy access to casual carpool, the Transbay Bus to downtown SF and Salesforce Tower, plus proximity to Highway 13 and 580. Just a short walk to Park Boulevard's cafes, dining, and local favorites—or hop over to Montclair Village or Rocky's Market for food trucks, Art Walks, and community events. For outdoor lovers, nearby hiking and biking trails at Sausal Creek offer the perfect weekend escape.

**1** BED **1** BATH

913 SQUARE FEET  
\$347.25/mo HOA DUES  
BUILT IN 1922



**cush**® | REAL ESTATE  
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## HOME FEATURES

- 1 bed, 1 bathroom condo
- 913 square feet
- Private 1 car garage
- Quaint three unit building
- Low HOA dues at \$347.25/month
- Walkable to shopping, fine dining, public transportation, and hiking trails

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## Considering Buying? Here's What You Need to Know.

New real estate rules require buyers to have a signed Buyer-Broker Agreement for private home showings and Realtor representation when writing offers.

**Scan the QR code for 12 must-know insights** when hiring the right Realtor—and how Cush Real Estate ensures your next move is a success.



*"Cush was wonderful throughout our very challenging home-buying process. After an extensive search in the East Bay area, we set our hearts on a home that proved to be an endless hoop of hurdles to jump through, due to both the specifics of the home and to particular challenges of our financial portfolio. Throughout the experience, Cush remained incredibly responsive, helpful, and patient. We are now moved into our dream home, and we would highly recommend Cush to anyone looking for a positive home purchase experience."*

~ Mark and Candace Rowe

Receive a complimentary one hour in-home design walk-through with Cush Design Services when you buy your home with Cush Real Estate.



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