



1238 Stanyan Street
Cole Valley/Parnassus Heights
Offered at \$2,750,000
www.1238Stanyan.com

Exclusively Listed By
Steven Mavromihalis

**PACIFIC
UNION**

CHRISTIE'S
INTERNATIONAL REAL ESTATE



- Iconic, Modernist, Three-Story View Home
- Tranquil 'Upper Stanyan' Cole Valley Location
- Huge Pent Room with Walk Out Roof Deck
- Sweeping City Views
- 4 Bedrooms and 3 Full Bathrooms
- High Ceilings, Huge Windows w/ Sliding Doors
- Eat-In Chef's Kitchen with New Counters
- Wolf Professional Range with Double Ovens
- 3,071 sq. ft. of living space (per tax records)
- Two Car Garage Parking w/ Interior Access
- Mature Private Backyard w/ Extra-Deep Lot
- Steps to the Mount Sutro Open Space Reserve
- Close proximity to Cole Valley amenities & UCSF



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