



CONNIE DE GROOT

PRESENTS

333 22ND STREET
SANTA MONICA





SANTA MONICA VILLA WITH UNDERSTATED ELEGANCE

With over 5,550 square feet of living space, this 5 bedroom villa delivers understated elegance: high ceilings throughout, graceful archways, skylights, and recessed lighting. The grand step-down living room with a large fireplace is ready to greet guests. The gourmet kitchen, with stainless Viking appliances, large center island, Caesarstone counters, custom tile backsplash, and butler's pantry opens to an expansive sun-drenched family area with serene views of the lush manicured garden. Upstairs, you'll find three large bedroom suites. The master suite has double-door entry, vaulted ceilings, a cozy step-up sitting area with a fireplace, luxury master bath with freestanding bathtub, dual walk-in closets, and two private balconies.

The lower level features one bedroom and bath with direct access, plus a large media and game room with its own bath and closet, which could easily become a fifth bedroom suite. In the backyard, you can enjoy the built-in BBQ area, outdoor dining area, Jacuzzi, romantic cabana, privacy hedge, and grassy areas with room for a pool. Located in the prestigious Santa Monica neighborhood North of Montana, this home is close to the Brentwood Country Mart and North of Montana shops and dining. The community boasts strong public services, including schools (Santa Monica-Malibu Public School District) and the Santa Monica Police Department (SMPD).



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