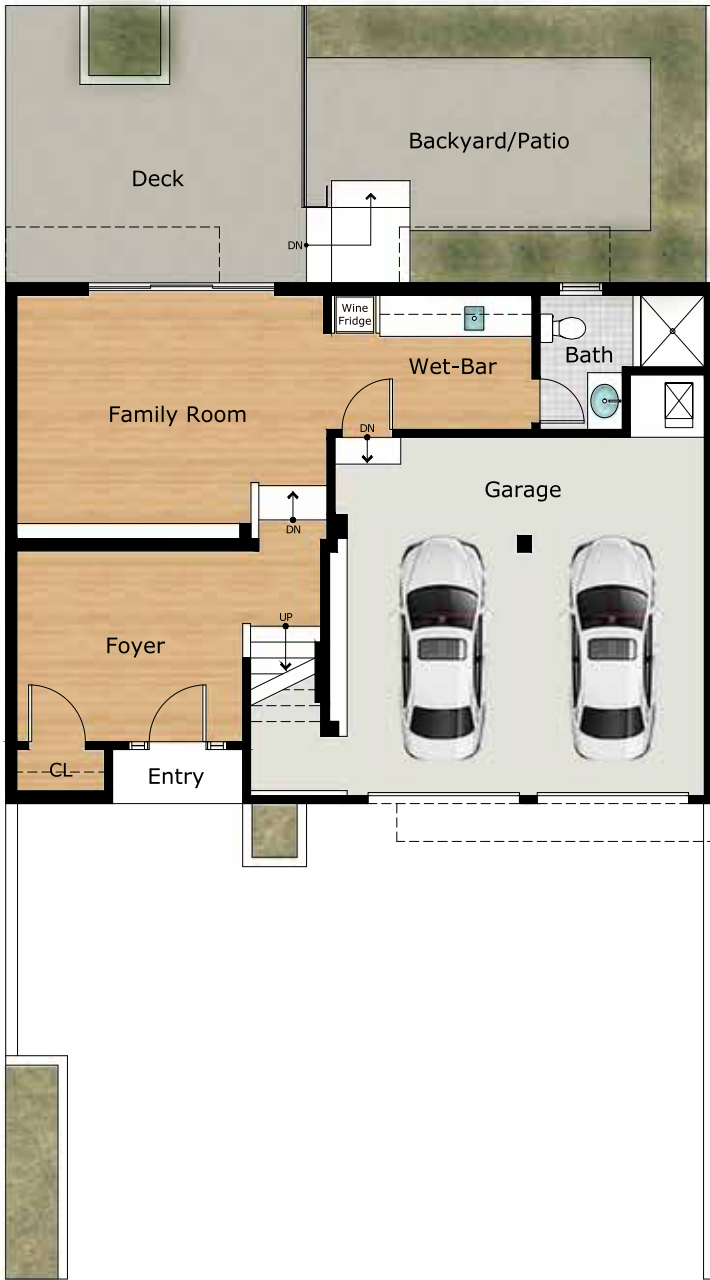


LOWER LEVEL



UPPER LEVEL



MAIN LEVEL



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**Andrew Herrera II**  
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**(415) 564-9777**  
 CalBRE # 01199229  
 Andrew@AndrewHerrera.com  
**www.AndrewHerrera.com**



BERKSHIRE HATHAWAY  
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 677 Portola Drive  
 San Francisco, CA 94127

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Andrew Herrera II presents...



**2514 14th Avenue**  
 - WEST PORTAL -







### *West Portal Magnificent Contemporary View Home!*

This impressive Contemporary view home is proudly situated on a wonderful tree-lined block, close to West Portal Village shops, restaurants and Muni station! An inviting landscaped walkway with step-up landing leads to the notable front door and into a spacious foyer with convenient coat closet. A wide, handsome staircase ascends to an open landing with the home's exquisite social rooms. The large living room features a grand built-in sideboard with gas fireplace, recessed lighting and beautiful hardwood floors. The terrific light-filled dining room and adjoining snazzy walk-out deck with glass and metal railing overlooking the garden is perfect for entertaining! The stunning gourmet kitchen with huge work-island and breakfast bar showcases all Viking stainless steel appliances including a six-burner gas rangetop with hood, separate built-in oven and microwave, dishwasher and refrigerator, sophisticated Carrara quartz counters and stylish high gloss custom cabinets. A great home office/4th bedroom and a full bath with walk-in shower end this floor.



The upstairs level with commodious hallway, linen closet and laundry area features the home's private living quarters. The incredible master bedroom suite boasts a fabulous walk-in closet with skylight, chic built-in cabinets and an amazing Carrara quartz en-suite bath with walk-out deck and panoramic views to Mount Davidson, dual vanity sink, big walk-in shower and a classy soaking tub. Two additional good-size bedrooms – both with huge closets and one with sweeping views of hills and trees – and a third remodeled full bath with shower over tub end this floor. The lower level enjoys a comfortable family room with large wet-bar and giant temperature-controlled wine fridge and a fourth remodeled full bath with enormous walk-in marble-tile shower. The delightful walk-out landscaped backyard with expansive deck, step-down patio and mature plants and trees completes this truly special home!

### *Main Features*

- ◆ 4 large bedrooms
- ◆ 4 remodeled full baths
- ◆ Spacious living room
- ◆ Electric fireplace
- ◆ Open dining room
- ◆ Hardwood floors
- ◆ Gourmet kitchen
- ◆ Breakfast bar
- ◆ Family room
- ◆ Wet-bar, wine fridge
- ◆ Home office/4th bedroom
- ◆ Recessed lighting
- ◆ Multiple walk-out decks
- ◆ Sweeping views
- ◆ Landscaped backyard, patio
- ◆ Electric car charger
- ◆ 2 car side-by-side parking garage



*Offered at \$2,495,000*