

# \$910,000 - 7752 Vassar Avenue, Canoga Park

MLS® #225000258

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## \$910,000

3 Bedroom, 2.00 Bathroom, 1,598 sqft  
Residential on 0 Acres

N/A, Canoga Park,

Discover the perfect blend of charm, privacy, and modern living in this beautifully updated single-story home, nestled at the end of a peaceful cul-de-sac. A private gated entrance welcomes you with a cozy seating area and a firepit, setting the tone for this inviting property. Step inside to a light-filled interior adorned with elegant wood floors throughout. The stunning kitchen, equipped with a newer refrigerator, opens to a formal dining area--complete with a built-in desk--and a charming breakfast nook. The spacious living room, featuring a fireplace, flows effortlessly into the backyard, creating an ideal setting for seamless indoor-outdoor living. The entertainer's backyard is nothing short of spectacular. It features a sparkling pool and jacuzzi, a recently added outdoor theater system with lighting, a covered patio, and a barbecue--perfect for hosting gatherings or enjoying quiet evenings. The home also boasts a convenient indoor laundry room and direct garage access. The primary ensuite is a true retreat, with a tastefully remodeled bathroom and an oversized closet to meet all your storage needs. Additional features include a solar system for energy efficiency and a Vivint security system with cameras covering both the front and backyard, ensuring peace of mind. The long driveway offers ample parking for up to four vehicles. Located with easy access to the 118 and 101 freeways, Westfield shopping, Warner Center, and a variety of dining options, this home offers the perfect



balance of comfort, style, and convenience.

Built in 1986

## Essential Information

MLS® #	225000258
Price	\$910,000
Bedrooms	3
Bathrooms	2.00
Full Baths	2
Square Footage	1,598
Acres	0.15
Year Built	1986
Type	Residential
Sub-Type	Single Family Residence
Style	Spanish
Status	Closed
Listing Agent	Karen Sandvig
Listing Office	Coldwell Banker Realty

## Community Information

Address	7752 Vassar Avenue
Area	CP - Canoga Park
Subdivision	N/A
City	Canoga Park
County	Los Angeles
Zip Code	91304

## Amenities

Utilities	Cable Available
Parking Spaces	2
Parking	Door-Single, Garage, Concrete, On Street
# of Garages	2
Garages	Door-Single, Garage, Concrete, On Street
Has Pool	Yes
Pool	In Ground, Private
Security	Security System, Carbon Monoxide Detector(s), Smoke Detector(s), Security Lights, Window Bars

## Exterior

Exterior	Stucco
Exterior Features	Barbecue
Lot Description	Sprinkler System, Cul-De-Sac, Lawn, Near Park, Paved, Walkstreet
Roof	Tile
Construction	Stucco

## Interior

Interior	Wood
Interior Features	Walk-In Closet(s), Primary Suite
Appliances	Dishwasher, Microwave, Refrigerator, Range Hood
Heating	Central, Natural Gas
Cooling	Central Air
Fireplace	Yes
Fireplaces	Living Room, Raised Hearth
# of Stories	1
Stories	One

## Additional Information

Date Listed	January 15th, 2025
Days on Market	103
Zoning	R1
Short Sale	N
RE / Bank Owned	N

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