

# **\$1,799,000 - 1266 Brookview Avenue, Westlake Village**

MLS® #225000828

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## **\$1,799,000**

4 Bedroom, 3.00 Bathroom, 2,738 sqft  
Residential on 0 Acres

Foxmoor Hills-709 - 709, Westlake Village,

Welcome to this beautiful, gated retreat situated on a rare flag lot in the coveted Fox Moor Hills. Down a long private, gated driveway with an extra-large parking area, is a 2700+sq. ft. 4-bedroom, 3 bath home that is an entertaining delight! You'll love open, flowing floorplan featuring new floors and interior paint throughout. On the top level is the primary bedroom with a private balcony with mountain views as well as 2 additional bedrooms and a full bathroom. The main level includes a light and bright living room overlooking the pool, a formal dining room, a kitchen with stone counters, a breakfast bar and eat in area, one bedroom down. The lower level has a large comfortable family room with sliding doors to the deck, a converted garage offers the possibility of a game room, theater or another guest room. A resort style yard hosting a sparkling pool and spa in the front yard, decks for relaxing off the back and a recently added 17 Ft. " Endless" pool in back for exercise. A custom built charming 431 sq ft. garden shed is perfect for lots of storage. Nestled in the hills of Westlake offering so much privacy on nearly half an acre, the lot has drought tolerant and low maintenance landscaping. Situated near top-rated schools, scenic walking trails, Westlake Lake, parks, shops, restaurants and easy access to the 101 freeway. <https://vimeo.com/1059400601>



Built in 1971

## Essential Information

MLS® #	225000828
Price	\$1,799,000
Bedrooms	4
Bathrooms	3.00
Full Baths	3
Square Footage	2,738
Acres	0.43
Year Built	1971
Type	Residential
Sub-Type	Single Family Residence
Status	Closed
Listing Agent	Justine David
Listing Office	Pinnacle Estate Properties, Inc.

## Community Information

Address	1266 Brookview Avenue
Area	WV - Westlake Village
Subdivision	Foxmoor Hills-709 - 709
City	Westlake Village
County	Ventura
Zip Code	91361

## Amenities

Parking Spaces	4
Parking	Driveway, Converted Garage
Garages	Driveway, Converted Garage
View	Mountain(s)
Has Pool	Yes
Pool	In Ground, Private

## Exterior

Lot Description	Irregular Lot
Roof	Tile

## Interior

Interior	Laminate
Interior Features	Balcony, Bedroom on Main Level, Breakfast Bar, Pull Down Attic Stairs, Separate/Formal Dining Room

Appliances	Dishwasher, Disposal, Microwave
Heating	Central, Natural Gas
Cooling	Central Air
Fireplace	Yes
Fireplaces	Family Room, Raised Hearth
# of Stories	2
Stories	Two

### **School Information**

District	Conejo Valley Unified
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### **Additional Information**

Date Listed	February 19th, 2025
Days on Market	6
Zoning	R1-13V
Short Sale	N
RE / Bank Owned	N

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