

\$1,298,000 - 30836 Overfall Drive, Westlake Village

MLS® #225001726

\$1,298,000

3 Bedroom, 3.00 Bathroom, 1,837 sqft
Residential on 0 Acres

Westlake Canyon Oaks-744 - 744, Westlake Village,

An amazing move-in ready opportunity in the heart of Westlake Village, this beautifully upgraded home is situated in the desirable and centrally located Westlake Canyon Oaks community. With 3 bedrooms, 3 full bathrooms, and a flexible layout designed for both everyday living and entertaining, this property offers the perfect blend of comfort and functionality. Step into the light-filled living spaces featuring vaulted ceilings, a remodeled kitchen with a large peninsula/breakfast bar, and multiple areas for dining and entertaining. The family room centers around a charming brick fireplace, with French doors leading to a private side courtyard--perfect for morning coffee or intimate gatherings. A second spacious living or dining area sits just off the kitchen, offering even more flexibility for your lifestyle. Part of the garage has been converted into a huge bonus room--ideal for a home office, gym, or kids' playroom--while still maintaining space for laundry and additional storage or parking. Open the French doors and step into your own resort-style retreat, complete with a sparkling pool and spa, built-in BBQ, covered patio, and low-maintenance artificial turf. It's a true entertainer's dream. Enjoy easy access to the nearby Canyon Oaks Park, which features open grassy areas, scenic walking trails, a playground, basketball court, and shaded picnic spots. All of this in the heart of Westlake Village--close to top-rated schools, shopping, dining, the YMCA facility, and the area's best parks and trails.



Don't miss this rare opportunity to experience the ultimate in Westlake Village living!

Built in 1979

Essential Information

MLS® #	225001726
Price	\$1,298,000
Bedrooms	3
Bathrooms	3.00
Full Baths	3
Square Footage	1,837
Acres	0.18
Year Built	1979
Type	Residential
Sub-Type	Single Family Residence
Status	Closed
Listing Agent	Chad Martinson
Listing Office	Pinnacle Estate Properties Inc

Community Information

Address	30836 Overfall Drive
Area	WV - Westlake Village
Subdivision	Westlake Canyon Oaks-744 - 744
City	Westlake Village
County	Los Angeles
Zip Code	91362

Amenities

Amenities	Maintenance Grounds, Call for Rules, Other
Parking Spaces	3
Parking	Garage
# of Garages	3
Garages	Garage
View	Mountain(s), Golf Course
Has Pool	Yes
Pool	Heated, In Ground, Private

Exterior

Lot Description	Sprinkler System
Windows	Plantation Shutters
Roof	Tile

Interior

Interior	Carpet, Wood
Interior Features	Breakfast Bar, High Ceilings, All Bedrooms Up, Recessed Lighting, Separate/Formal Dining Room
Appliances	Dishwasher, Microwave, Range
Heating	Central, Natural Gas
Cooling	Central Air
Fireplace	Yes
Fireplaces	Family Room, Raised Hearth
# of Stories	2
Stories	Two

School Information

District	Las Virgenes
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Additional Information

Date Listed	April 8th, 2025
Days on Market	24
Zoning	WVR19500*
Short Sale	N
RE / Bank Owned	N

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